

**THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
AGENDA OF REGULAR COUNCIL MEETING – OCTOBER 25, 2021 AT 7:00 P.M.
CLOSED SESSION TO FOLLOW OPEN SESSION
VIA WEB CONFERENCING**

HOW TO JOIN

Join from a PC, Mac, iPad, iPhone or Android device:

Please click this URL to join. <https://us02web.zoom.us/j/85436046045>

Or join by phone:

Canada: 855 703 8985 (Toll Free) or 1 647 374 4685 (long distance charges may apply)

Webinar ID: 854 3604 6045

**PAGE
NUMBER**

CALLING TO ORDER

ADOPTION OF THE AGENDA

Recommendation:

THAT the Agenda for the October 25, 2021 Regular Meeting of Council be accepted and passed.

DISCLOSURE OF PECUNIARY INTEREST

COUNTY COUNCIL UPDATE

Campbell Cork, County of Wellington Councillor, Ward 3

RECESS TO MOVE INTO PUBLIC MEETING

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North recess the October 25, 2021 Regular Meeting of Council for the purpose of holding a Public Meeting under the Planning Act:

- *Blue Grotto Global Investments Inc., Minor Variance*

RESUME REGULAR MEETING OF COUNCIL

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North resume the October 25, 2021 Regular Meeting of Council at : .

ADOPTION OF MINUTES OF COUNCIL AND PUBLIC MEETING

1. Regular Meeting of Council, October 12, 2021 001

Recommendation:

THAT the minutes of the Regular Meeting of Council held on October 12, 2021 be adopted as circulated.

BUSINESS ARISING FROM PREVIOUS MEETINGS OF COUNCIL

1. Proposed 45 metre self-support tower at 7239 5th Line 013
- Correspondence, dated October 14, 2021, from the Township of Wellington North to XplorNet and Industry, Science and Economic Development Canada (ISED) objecting to the location of the proposed tower

- Correspondence, dated October 18, 2021, from John Nater, M.P., Perth-Wellington to Hon. François-Philippe Champagne, PC., M.P., Minister of Innovation, Science and Industry 014
- Correspondence, dated October 18, 2021, from John Nater, M.P., Perth-Wellington to Xplornet Communications Inc. 016

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the correspondence sent by the Township of Wellington North and John Nater, M.P., Perth-Wellington regarding the proposed 45 metre self-support tower at 7239 5th Line.

ITEMS FOR CONSIDERATION

1. MINUTES

- a. Mount Forest District Chamber of Commerce
 - Meeting Minutes, September 21, 2021 018
 - September 30, 2021 Financial Report 022

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest District Chamber of Commerce meeting held on September 21, 2021 and the September 30, 2021 Financial Report.

- b. Arthur Chamber of Commerce, Directors Meeting, October 6, 2021 024

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Arthur Chamber of Commerce Directors Meeting held on October 6, 2021.

- c. Mount Forest Business Improvement Association, October 13, 2021 027

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest Business Improvement Association meeting held on October 13, 2021.

- d. Wellington North Cultural Roundtable Committee, October 14, 2021 029

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Wellington North Cultural Roundtable Committee meeting held on October 14, 2021.

2. PLANNING

- a. Report DC 2021-26, Wayne and Doreen Gingrich, Site Plan Agreement, 8891 Concession 7 032

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report DC 2021-26 regarding the Final Approval of the Wayne and Doreen Gingrich Site Plan Agreement.

- b. Correspondence from Ray Kirtz, P. Eng, Triton Engineering Limited, dated October 19, 2021 regarding Township of Wellington North, London Road Development, Phase 2, Mount Forest, Preliminary Acceptance of Stage I & Stage II Municipal Services. 042

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive correspondence from Ray Kirtz, P. Eng, Triton Engineering Limited, dated October 19, 2021 regarding Township of Wellington North, London Road Development, Phase 2, Mount Forest, Preliminary Acceptance of Stage I & Stage II Municipal Services.

AND FURTHER THAT the Council of the Corporation of the Township of Wellington North grant H. Bye Construction Preliminary Acceptance for Stage I, Stage II and the associated reduction of securities as per the subdivision agreement of Phase 2 (Broomer Crescent) of the London Road Subdivision (Draft Plan 23T-15002) in the community of Mount Forest.

3. FINANCE

- a. Vendor Cheque Register Report, October 20, 2021 045

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the Vendor Cheque Register Report dated October 20, 2021.

- b. Third Quarter 2021 Financial Update 047

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the Third Quarter 2021 Financial update.

4. OPERATIONS

- a. Report OPS 2021-037 being a report on the award of the Arthur test well construction 051

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report OPS 2021-037 being a report on the award of the Arthur test well construction;

AND FURTHER THAT Committee recommend Council award the Township's request for quotation 2021-010 to Well Initiatives Limited at an upset limit of \$67,625.00 plus applicable taxes;

AND FURTHER THAT Council authorize the Director of Operations or their designate to sign any necessary agreements with the successful bidders to execute this project.

- b. Report OPS 2021-038 being a report for Council to set the 2022 water and wastewater fees and charges 056

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report OPS 2021-038 being a report to set the 2022 water and sewer fees and charges;

AND FURTHER THAT Council authorize a 1.5% increase to water and sewer rates for the year 2022 consistent with the recommendations from the 2020 Water and Wastewater Rate Study prepared by DFA Infrastructure International Inc. dated November 13, 2020;

AND FURTHER THAT Council authorize the Mayor and Clerk to sign the necessary by-law.

5. ADMINISTRATION

- a. Report CAO 2021-007 Municipal Modernization & Efficiency Project(s) 059

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report CAO 2021-007 being a report on the Municipal Modernization Project(s);

AND FURTHER THAT Council of the Township of Wellington North endorse utilizing Municipal Modernization Funds to proceed with all identified projects-

- by-law, property standards enforcement-shared service arrangement;*
- fibre install Kenilworth;*
- hybrid vehicles + charging station in Kenilworth;*
- key fobs for entry;*
- maintenance manager software, work order system software-Citywide;*
- MF sports complex-greeting/welcome centre, workstation(s);*
- radio/dashcam-operations fleet;*
- records management software;*
- security cameras at township facilities;*
- service delivery review.*

6. COUNCIL

- a. Saugeen, Grey Sauble, Northern Bruce Peninsula Source Protection Region, News Release, October 13, 2021, Local Drinking Water Source Protection Plan Public Consultation (October 13 to November 19, 2021) 064

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the Saugeen, Grey Sauble, Northern Bruce Peninsula Source Protection Region, News Release, October 13, 2021, Local Drinking Water Source Protection Plan Public Consultation (October 13 to November 19, 2021).

- b. The Royal Canadian Legion, Br. #134 Mount Forest, Ontario, correspondence dated October 14, 2021, request for permission to distribute poppies and proclaim November 11, 2021 as Remembrance Day 066

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the correspondence dated October 14, 2021, from The Royal Canadian Legion, Br. #134 Mount Forest request for permission to distribute poppies and proclaim November 11, 2021 as Remembrance Day;

AND FURTHER THAT the Council of the Township of Wellington North declare November 11, 2021 as Remembrance Day and grant permission to the Royal Canadian Legions, Arthur and Mount Forest, for the distribution of poppies within the Township of Wellington North.

IDENTIFICATION OF ITEMS REQUIRING SEPARATE DISCUSSION

ADOPTION OF ALL ITEMS NOT REQUIRING SEPARATE DISCUSSION

Recommendation:

THAT all items listed under Items For Consideration on the October 25, 2021 Council agenda, with the exception of those items identified for separate discussion, be approved and the recommendations therein be adopted:

CONSIDERATION OF ITEMS FOR SEPARATE DISCUSSION AND ADOPTION

NOTICE OF MOTION

COMMUNITY GROUP MEETING PROGRAM REPORT

Councillor Yake (Ward 1):

- North Wellington Health Care Corporation – Louise Marshall Hospital
- Lynes Blacksmith Shop Committee
- Recreation, Parks and Leisure Committee
- Wellington North Power
- Mount Forest Homecoming Committee (inactive)

Councillor Burke (Ward 2):

- Mount Forest Aquatic Ad Hoc Advisory Committee
- Lynes Blacksmith Shop Committee
- Wellington North Wellness & Team Building Committee
- Mount Forest Business Improvement Area

Councillor Hern (Ward 3):

- Wellington North Cultural Roundtable
- Mount Forest & District Chamber of Commerce
- Arthur & District Chamber of Commerce
- Arthur Business Improvement Area
- Arthur BMX/Skateboard Park Advisory Committee
- EarlyON Child and Family Services Committee

Councillor McCabe (Ward 4):

- Recreation, Parks and Leisure Committee
- Arthur BMX/Skateboard Park Advisory Committee
- Saugeen Valley Conservation Authority
- Wellington North Health Professional Recruitment Committee
- Arthur Trail Committee

Mayor Lennox:

- Committee of Adjustment
 - Wellington North Power
- Ex Officio on all committees

CLOSED MEETING SESSION

The meeting is closed pursuant to Section 239 (2) of the Municipal Act, 2001, specifically:

- (e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board;
- (k) a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North go into a meeting at ___:___ p.m. that is closed to the public under subsection 239 (2) of the Municipal Act, 2001, specifically:

- (e) litigation or potential litigation, including matters before administrative tribunals, affecting the municipality or local board;*
- (k) a position, plan, procedure, criteria or instruction to be applied to any negotiations carried on or to be carried on by or on behalf of the municipality or local board.*

1. REPORTS

- a. Claim against TWP – Notice of Constitutional Question – verbal update from CAO
- b. Report CBO 2021-13 By-law Enforcement Services - PILOT

2. REVIEW OF CLOSED SESSION MINUTES

- September 13, 2021

3. RISE AND REPORT FROM CLOSED MEETING SESSION

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North rise from a closed meeting session at ___:___ p.m.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive the verbal update from CAO regarding claim against TWP - Notice of Constitutional Question.

AND FURTHER THAT Council approve the confidential direction to staff.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North receive Report CBO 2021-13 By-law Enforcement Services -PILOT;

AND FURTHER THAT Council approve the confidential direction to staff.

Recommendation:

THAT the Council of the Corporation of the Township of Wellington North approve the Closed Meeting Minutes of the September 13, 2021 Council Meeting

CONFIRMING BY-LAW

067

Recommendation:

THAT By-law Number 101-21 being a By-law to Confirm the Proceedings of the Council of the Corporation of the Township of Wellington North at its Regular Meeting held on October 25, 2021 be read a First, Second and Third time and enacted.

ADJOURNMENT

Recommendation:

THAT the Regular Council meeting of October 25, 2021 be adjourned at ___: p.m.

MEETINGS, NOTICES, ANNOUNCEMENTS		
Mount Forest Chamber of Commerce Annual General Meeting	Tuesday, October 26, 2021	7:00 p.m.
Arthur Chamber of Commerce Annual General Meeting and Community Award Announcement via video conference	Wednesday, October 27, 2021	10:00 a.m.
PIN Volunteer Engagement Webinar: Maximizing the Success of Volunteers	Wednesday, October 27, 2021	7:00 p.m.
Recreation, Parks and Leisure Committee via video conference	Tuesday, November 2, 2021	4:00 p.m.
Regular Council Meeting – via video conference	Monday, November 8, 2021	2:00 p.m.
Mount Forest Business Improvement Association Annual General Meeting – Community Hall, Mount Forest Sports Complex	Wednesday, November 17, 2021	8:00 a.m.
Arthur Business Improvement Association Annual General Meeting – Community Hall – via video conference	Wednesday, November 17, 2021	7:30 p.m.
Regular Council Meeting – via video conference	Monday, November 22, 2021	7:00 p.m.

The following accessibility services can be made available to residents upon request with two weeks' notice:

**Sign Language Services – Canadian Hearing Society – 1-877-347-3427
- Kitchener location – 1-855-656-3748**

TTY: 1-877-843-0368 Documents in alternate forms CNIB – 1-800-563-2642

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
 AGENDA OF REGULAR COUNCIL MEETING –OCTOBER 12, 2021 AT 2:00 P.M.
 VIA WEB CONFERENCING <https://www.youtube.com/watch?v=bKRzrglYjMc>

Members Present:

Mayor: Andrew Lennox
Councillors: Sherry Burke
 Lisa Hern
 Steve McCabe
 Dan Yake

Staff Present:

Chief Administrative Officer: Michael Givens
Director of Legislative Services/Clerk: Karren Wallace
Deputy Clerk: Catherine Conrad
Director of Finance: Adam McNabb
Director of Operations: Matthew Aston
Community Recreation Coordinator: Mandy Jones
Economic Development Officer: Dale Small
Chief Building Official: Darren Jones
Building Inspector: Natalie Jackson
Human Resources Manager: Chanda Riggi
Director of Fire Services: Chris Harrow
Manager of Development Planning: Curtis Marshall
Senior Planner: Jessica Rahim
Planner: Matthieu Daoust

CALLING TO ORDER

Mayor Lennox called the meeting to order.

ADOPTION OF THE AGENDA

RESOLUTION: 2021-316

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the Agenda for the October 12, 2021 Regular Meeting of Council be amended to include the following changes on page 6 of the agenda coversheets:

- *delete the "1" in the wording Recommendation 1; and*
- *delete Recommendation 2 entirely*
- *Confirming By-law to be numbered 099-21*

and the supplementary agenda be passed.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST

No pecuniary interest disclosed.

RECESS TO MOVE INTO PUBLIC MEETING

RESOLUTION: 2021-317

Moved: Councillor Yake

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North recess the October 12, 2021 Regular Meeting of Council for the purpose of holding a Public Meeting under the Planning Act:

- *Blue Grotto Global Investments Inc, Minor Variance*

CARRIED

RESUME REGULAR MEETING OF COUNCIL

RESOLUTION: 2021-318

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North resume the October 12, 2021 Regular Meeting of Council at 2:34 p.m.

CARRIED

DEPUTATION

1. Andrea Sinclair, MHBC Planning, Proposed Multiple Residential Development Revisions, 773 Princess Street, Mount Forest – Archcon Group Inc.

Ms. Sinclair clarified when the current owners purchased the property one of the conditions of the sale was that the previous owner extend services, including a storm drain from Waterloo Street. Her client, Archcon Group Inc., found out this morning that the work has started. They did not know that work was starting. If they had known they would have notified the neighbours. This does not mean that construction is starting on this property. Approvals need to be in place first. It was just a condition that had to be satisfied by the seller and they are trying to get the work in before winter.

Ms. Sinclair's presentation in support of the application for a 55 plus seniors rental development mostly focused on changes that have occurred as a result of the August 23, 2021 meeting, including some changes to the Zoning By-law amendment. The existing zoning of the property is R2, which permits a range of housing types, including townhouses, street fronting townhouses, four-plexes, etc. at a height of 10.5 m. Under current zoning a four plex could be built on this property with a side yard requirement of 1.4 m.

The site plan submitted with the zone change application and presented at the August 23 meeting had been modified and replaced a previous plan. Since the August meeting further changes have been included in response to the public comments. The current site plan, with an overlay of the landscaping plan, was presented. The landscaping plan is a requirement of the site plan process and has been updated to address the comments regarding privacy. The building has been shifted further away from the shared property line from the eastern property line and shared property line with single detached house on Princess Street. The building is set back 9m away from the eastern property line and set back 8.2 m from the property line with the single detached house, whereas the by-law only requires 4.7 m. in an R3 zone. In the existing zone the requirement of a side yard set back is only 1.2 m. Landscaping had been revised with a mix of deciduous and coniferous trees. Coniferous trees offering year-round privacy and have been strategically placed where they will be across from balconies on the proposed building. The driveway remains centered; where it was previously. There was no further discussion or ability to have a consent here. The driveway will have landscaping on either side with no plantings within the daylight triangles at the entrance for clearer visibility in both directions. The driveway width is appropriate to accommodate full movement of emergency vehicles and cars. There were a number of matters raised that are more site plan matters. There has been consideration for snow storage on site and garbage will be a deep well Molok type system. The site can be lowered 600 mm, which is approximately 2 ft. This will help address the height concerns of the proposed building.

The by-law attached to the agenda illustrates the increased setbacks. The setback requirements will be 7.4m as a minimum, but the current site plan exceeds that minimum.

Increased landscaping will address concerns of the views from the balconies for privacy between this development and surrounding residential. The existing grading will be lowered by 600 mm and the building will remain at 2 storeys. Only a 10.5 m height will be permitted. The height of the building and the density of 32 units will be capped.

The Wellington North Community Growth Plan was approved in 2018, with a significant part of the plan looking at housing. Sixty five percent of growth is slated to occur in Mount Forest. The report made recommendations to intensify with a huge push toward rental housing. This is a purpose-built rental development geared towards seniors. Within the Township documents there is a push for rental housing and there needs to be more intensive forms of housing. That report also recommended that staff go back and look at other developments which have accepted and look at ways to increase height and density. In this instance the applicant didn't believe the maximum height and density should be happening here. They agreed the 12 m height for this property was too high considering the surrounding development. The Official Plan density was also considered high for the property. They have modified the height and density to what they think is appropriate while making sure they are still efficiently using a vacant site, efficiently using existing services, and helping the Township achieve their growth targets. By providing this number of units they can keep the price point attainable. Any decrease in units decreases attainability.

In conclusion, the site plan was revised to address concerns raised at the August 23, 2021 meeting. Revisions include increased setbacks to abutting residential lot lines, increased landscaping, new fencing around the development and lowering existing grades. The site plan will be further reviewed by the Township through the detailed site plan approval process. Site specific regulations to restrict building height to existing R2 zoning regulations and density to 32 units are recommended.

2. Terry Martin, 781 Princess St., request that if the developer has not satisfied the concerns of the community regarding his development proposal that Council decline the zoning change and ask the developer to come up with a plan that fits into the neighbourhood.

Ms. Martin appeared before Council to express concerns for a two-storey, 32-unit apartment building for 773 Princess Street. A cluster townhome proposal would be the best plan to maintain the stability and character of the existing neighbourhood. This would also require a zoning amendment to R3. The 15 townhomes would be a similar size and style as the existing neighbourhood buildings and would not negatively impact close neighbours. While appreciating the site-specific regulations regarding height and density to be included in the zoning amendment if the project goes ahead, she needs some assurances to the adherences to their other promises to concerns once the zoning change is made. Particularly the entrance way on Princess Street, eliminating the severance and lowering the grade 600mm. From what point is that lot lowering grade to be? Regarding privacy and overlook, she would like 10-foot fencing around the property done early in the project to give them some privacy and protection from light pollution, and landscaping as proposed with coniferous trees of a certain size strategically planted to provide privacy between balconies and surrounding lots. She requested that if the zoning amendment proceeds that Council includes the site-specific regulations and to get assurances from Archcon to adhere to their promises on the revised site plan. She understood that a site plan approval will be required when a building permit is applied for. Will the site plan be available to the public to review? Is there any recourse if there are changes to what has been submitted today? What is attainable rent? Is the 7.6m distance setback from the property line to the balcony? Are the balconies part of the building envelope.

Ms. Sinclair addressed the concerns. Their clients have reviewed the concerns raised and are not interested in pursuing a townhouse development. They have made some positive accommodations to address the public concerns. In terms of the fencing, solid privacy fencing will be provided. A 10-foot fence may not be appropriate but would be decided through site plan. Typically, a 10-foot fence is something that would be put up if you have an industrial factory and would send an unwelcoming message to new residents. The set back has been added to the zoning as a minimum and doesn't mean that it can't be further beyond that. The 7.6m minimum setback is to the building and the by-law does allow balconies to encroach 1m closer than that; but the plan is well beyond the 7.6m. The site plan they resubmitted is the site plan they are proceeding with.

Jessica Rahim Senior Planner, the 7.6m was added as the minimum setback to the building because it remains consistent to the R2 and R3 setbacks. The balconies can project out further than that. The site plan provided shows balconies with a 7.6m setback, which they feel is enough. Staff will review that through the site plan approval process to make sure they maintain everything required. Fencing will be part of the site plan approval process. There is a buffer area required for an R3 zone that is adjacent to other residential zones, but a fence 10-feet high is not required.

Ms. Sinclair commented that there are set Provincial requirements for affordable and what constitutes that. They are trying to build something that is not going to be at a luxury price point that no one can afford. Until they have final construction costs the exact rents cannot be confirmed. The intent is that rent will be at a rate that many seniors can afford.

Mayor Lennox stated that site plans are public documents and can be viewed by members of the public. Site plan approval is normally delegated to staff; however, if Council wishes this to come back for Council approval, they can do that.

Michael Givens, CAO, confirmed that site plan approval is typically a delegated authority. In many instances staff will bring it to Council so it becomes part of the public agenda for approval. It will be a similar process as it relates to the zoning by-law but there isn't a public meeting. As the applicant has indicated we anticipate that the site plan will be consistent with what was presented today. If not, they can anticipate that unless it further accommodates some of the items identified by Council and the public then it won't be going forward to Council.

Karren Wallace, Director of Legislative Services/Clerk, added that site plans get registered on title.

3. Penny Renken, 319 Jeremy's Crescent, request Council to agree to an apartment building which is 1 storey that would ensure privacy, reduce traffic and reduce possibility of accidents between traffic and pedestrians.

Ms. Renken asked what the square metres of the building area and the length of the driveway. Ms. Sinclair provided that the building footprint is 1,452 square metres. The full length of the driveway is not labeled on the plan.

Ms. Renken stated that traffic issues have been mentioned numerous times by residents and questioned why a traffic study has not been completed. Princess Street is already deteriorating due to traffic between Cork Street and Dublin Street. Even with the grading lower by 600mm the height of the building would be greater than what would fit with the adjacent properties in the neighbourhood. What size will the coniferous trees be when they are planted? In accordance with the Building Code, where will return access and turn around be for emergency vehicles as the building is over 600 sq. m. and if the driveway is

over 90m long that dead ends? Parking for 48 vehicles is being accommodated on site, what if more is required?

4. Gianni Accettola, 307 Jeremy's Crescent

Mr. Accettola stated that about a quarter to a third of his back yard would be affected by the building, depending on the setbacks. He asked that Council not support the zoning amendment request, not due to the R3 zoning, but for the type of development proposed. Community members have voiced concerns with the effects that an apartment building would have on the existing neighbourhood and the developer has address some of those concerns, setbacks, grading and landscaping. That does not go far enough in supporting a 32-unit, two storey building to proceed. The R2 zoning would allow building up to 10.5m, but they would be limited to building semis, singles, up to four-plexes, or three to four unit townhouses. That would be consistent to what is in the community. There are a few two storey homes, but they don't impact the neighbours. Concerns regarding density have not been addressed and the street is not designed for the proposed density. He requested that there be coniferous plantings to provide privacy on the side view that faces his property and suggested that the plan should include maintenance of plantings and replacement trees for the life of the building and enforcement. Current fencing is about 10 feet. They would loose height if the fence is replaced. Although sidewalks are a Township responsibility, he feels that anything with an R3 zoning should have sidewalks. The need for stop signs and crosswalks should be reviewed. He suggested that the plan should reflect 9m to the building and 7.6 to the balconies. Wording states that the proposed development is consistent with the growth plan; but that does not indicate this is the best use of this land. There needs to be a review to see if this is the right thing for this community. This type of building is not the best for the area and would be better suited in main street type areas.

Councillor Burke asked for clarification regarding the return access for emergency vehicles. Darren Jones, CBO, responded that the Building Code requirement is 90m long fire route and if longer than 90m it requires a turn around. This is less than 90m from the principal entrance and does not require a turn around.

Ms. Sinclair confirmed the proposal is not beyond the 90m. Regarding the maintenance of landscaping, typically through site plan a letter of credit is posted. Normally the landscaping letter of credit is held for about two years to ensure trees that fail are replaced. With this being a purpose built rental it is the intent that this would be professionally maintained, including replacement of landscaping throughout the life of the project. Corner plantings could be accommodated to provide privacy to Gianni's property. The ten-foot fence would be discussed during the site plan process. A traffic study was not requested but could be done if Council wishes. Typically, a traffic study would look at larger improvement to the surrounding road network. At 32 units it is not anticipated that would be the case. Regarding comments about compatibility and existing heights in Mount Forest within the official plan, and most official plans, is the statement that compatible does not mean the same as. You can be compatible without being the same as. All of Ontario is in a housing crisis and there are limited vacant properties of a size with servicing that can accommodate intensification.

APPOINTING BY-LAW

- a. By-law Number 096-21 being a by-law to appoint a Building Inspector/By-law Enforcement Officer/Property Standards Officer/Peace Officer for the Corporation of the Township of Wellington North (Jackson)

RESOLUTION: 2021-319

Moved: Councillor McCabe

Seconded: Councillor Burke

That By-law 096-21 be read a First, Second and Third time and enacted.

CARRIED

ADOPTION OF MINUTES OF COUNCIL AND PUBLIC MEETING

1. Regular Meeting of Council, September 27, 2021

RESOLUTION: 2021-320

Moved: Councillor Burke

Seconded: Councillor Yake

THAT the minutes of the Regular Meeting of Council held on September 27, 2021 be adopted as circulated.

CARRIED

BUSINESS ARISING FROM PREVIOUS MEETINGS OF COUNCIL

1. Councillor McCabe, Notice of Motion September 27, 2021 Regular Council Meeting

RESOLUTION: 2021-321

Moved: Councillor McCabe

Seconded: Councillor Hern'

THAT Council revisit Resolution: 2021-247 that provides:

THAT the Council of the Corporation of the Township of Wellington North receive Xplornet correspondence dated July 12, 2021, regarding proposed 45 metre self-support tower at 7239 5th Line, Centre Wellington, Township of Wellington North;

AND FURTHER THAT Council direct staff to send a letter of objection to Xplornet regarding the proposed 45 metre self-support tower at 7239 5th Line, Township of Wellington North as it may impact the operations of the York Soaring Club.

CARRIED

IDENTIFICATION OF ITEMS REQUIRING SEPARATE DISCUSSION

1a, 1f, 2d, 3b, 5a, 7a

ADOPTION OF ALL ITEMS NOT REQUIRING SEPARATE DISCUSSION

RESOLUTION: 2021-322

Moved: Councillor Burke

Seconded: Councillor Yake

THAT all items listed under Items For Consideration on the October 12, 2021 Council agenda, with the exception of those items identified for separate discussion, be approved and the recommendations therein be adopted:

THAT the Council of the Corporation of the Township of Wellington North receive the correspondence from A. Langenhuizen, 786 Princess Street, dated September 15, 2021, regarding 773 Princess Street, Mount Forest.

THAT the Council of the Corporation of the Township of Wellington North receive correspondence from Michael Oberle, Environmental Planning Technician, Saugeen Valley Conservation Authority, dated October 1, 2021, regarding Proposed Zoning By-law Amendment ZBA 19-21, 773 Princess Street, Mount Forest.

THAT the Council of the Corporation of the Township of Wellington North receive Report DC 2021-023 being a report on Consent Application (Severance) B77-21 known as Part Lot 14, Concession 2 in the former Township of Arthur.

AND FURTHER THAT the Council of the Township of Wellington North supports consent application B77-21 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$130.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;*
- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication fee be \$1,000/lot or part lot created, in 2021; (or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) as provided for in the Planning Act, R.S.O. 1990;*
- THAT the owner enter into an agreement apportioning future maintenance costs on the Lehman Drain, located on the property; and the owner shall provide a \$500.00 deposit, for each drain, to cover the cost of the re-apportionment of such drain(s);*
- THAT driveway access can be provided to the retained lands to the satisfaction of the Township of Wellington North; and*
- THAT the retained lands be rezoned to restrict residential development to the satisfaction of the local municipality and the County of Wellington Planning and Development Department.*

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

THAT the Council of the Corporation of the Township of Wellington North receive DC Report 2021-024 being a report on Consent Application (Severance) B80-21 known as Part Park Lot 2, East of Fergus St., Plan Town of Mount Forest in the town of Mount Forest.

AND FURTHER THAT the Council of the Township of Wellington North supports consent application B80-21 as presented with the following conditions:

- THAT the Owner satisfy all the requirements of the local municipality, financial and otherwise (included but not limited to Taxes paid in Full; a Fee of \$130.00 for Township Clearance Letter of conditions — or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) which the Township of Wellington North may deem to be necessary at the time of issuance of the Certificate of Consent for the proper and orderly development of the subject lands;*
- THAT the Owner satisfy the requirements of the Township of Wellington North in reference to parkland dedication fee be \$1,000/lot or part lot created, in 2021; (or whatever fee is applicable at the time of clearance under the municipal Fees and Charges by-law) as provided for in the Planning Act, R.S.O. 1990;*
- THAT the Owner satisfy the local municipality with respect to water and sanitary/storm sewer servicing; and*
- THAT driveway access can be provided to the severed and retained lands to the satisfaction of the Township of Wellington North.*

AND FURTHER THAT Council authorizes the Development Clerk to file with the Secretary-Treasurer of the Planning and Land Division Committee at the County of Wellington, a letter of clearance of these conditions on completion of same.

THAT the Council of the Corporation of the Township of Wellington North receive the Committee Report, Jameson Pickard, Senior Policy Planner and Sarah Wilhelm, Manager of Policy Planning, County of Wellington, regarding County Official Plan Review – Consultation and Engagement Overview.

THAT the Council of the Corporation of the Township of Wellington North receive the Grand River Conservation Authority, Summary of the General Membership Meeting held on September 24, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Arthur BMX/Skateboard Park Ad-Hoc Advisory Committee Meeting held on September 21, 2021 and the Special Meeting held on September 27, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Mount Forest Aquatics Ad-Hoc Advisory Committee meeting held on September 20, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive the Report EDO 2021-026 being a report on the Grants & Donations Community Development Program AND FURTHER THAT Council, in recognition of the important role that not-for-profit organizations and community groups play in our municipality, approves the financial recommendations as contained in this report.

AND FURTHER THAT Council supports partnering with the Mount Forest Lawn Bowling Club and fulfilling the role as lead agency on a Covid 19 Community Response Fund application to the Centre Wellington Community Foundation.

THAT the Council of the Corporation of the Township of Wellington North receive the Vendor Cheque Register Report dated October 1, 2021.

THAT the Council of the Corporation of the Township of Wellington North receive Report TR2021-17 being a report on External Audit Services Contract Award;

AND FURTHER THAT council of the Township of Wellington North award Request for Proposal #36-21: External Audit Services to RLB LLP at a total upset price of \$78,000, excluding HST.

AND FURTHER THAT the Council of the Township of Wellington North authorize staff to extend this contract for up to two years beyond the 3-year term, based on performance.

THAT the Council of the Corporation of the Township of Wellington North receive Report OPS 2021-036 being a report to provide Council with a financial update to the Arthur Wastewater Treatment Plant – Phase 1 Project.

THAT the Council of the Corporation of the Township of Wellington North receive the Ontario Volunteer Centre Network Thanksgiving Open Letter.

THAT Council of the Corporation of the Township of Wellington North receive Report DFC 2021-006 Dispatch Agreement with Guelph Fire Department;

AND FURTHER THAT Council authorize the Mayor and Clerk to sign the agreement to authorize Guelph Fire Department to provide all dispatching services to Wellington North Fire Services.

CARRIED

CONSIDERATION OF ITEMS FOR SEPARATE DISCUSSION AND ADOPTION

RESOLUTION: 2021-323

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the Planning Report prepared by Jessica Rahim, Senior Planner, County of Wellington, dated October 6, 2021, regarding 773 Princess Street, Mount Forest Zoning By-law Amendment.

CARRIED

- a. By-law Number 083-21 being a by-law to amend By-law 66-01, being a Zoning By-law for the Township of Wellington North. (Part Park Lot 9, RP 61R7008, PT part 1 and known municipally as 773 Princess Street, Geographic Town of Mount Forest – Archcon Group Inc.)

RESOLUTION: 2021-335

Moved: Councillor Burke

Seconded: Councillor McCabe

THAT By-law Number 083-21 be read a First, Second and Third time and enacted.

CARRIED

Recorded vote requested by Councillor Burke		
Member of Council	Yea	Nay
Mayor Andrew Lennox	X	
Councillor Sherry Burke		X
Councillor Lisa Hern	X	
Councillor Steve McCabe	X	
Councillor Dan Yake		X
Totals	3	2

RESOLUTION: 2021-324

Moved: Councillor Yake

Seconded: Councillor Hern

THAT the Council of the Corporation of the Township of Wellington North receive Report DC 2021-025 regarding the Final Approval of the 2831468 Ontario Ltd. Site Plan Agreement.

CARRIED

RESOLUTION: 2021-325

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive the minutes of the Recreation, Parks and Leisure Committee meeting held on October 5, 2021.

CARRIED

RESOLUTION: 2021-326

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North direct the Recreation, Parks and Leisure Committee Chair to request to appear as a deputation at a future Council meeting of the Township of Southgate and Municipality of West Grey to request that Southgate and West Grey Councils consider a financial contribution to the new Mount Forest outdoor pool and aquatics facility, as well as promote awareness of the public engagement process that will be a part of the conceptual design for the project, as recommended by the Recreation, Parks and Leisure Committee.

CARRIED

Council directed the Chair of the Recreation, Parks and Leisure Committee to ensure that Councillor Burke, as Chair of the Mount Forest Aquatics Ad-Hoc Advisory Committee, be invited to attend with the Deputation to the Council meetings of Southgate and West Grey to request financial contributions.

RESOLUTION: 2021-327

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North appoint Shelley Weber as a public member on the Mount Forest Aquatics Ad-Hoc Advisory Committee, as recommended by the Recreation, Parks and Leisure Committee.

CARRIED

RESOLUTION: 2021-328

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North approve a budget of \$200,000 for concrete and equipment for the Arthur BMX/Skateboard Park, with possible additions as funds become available;

AND FURTHER THAT the Arthur Lions Club be authorized to proceed with installation of any required cement pad to meet the specifications of the successful BMX/Skateboard Park proponent and that the request for proposal/tender reflect that cement pad specification requirements be provided by the bidder with installation to be completed by others.

CARRIED

RESOLUTION: 2021-329

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North appoint Jack Baker as a youth member on the Arthur BMX/Skateboard Park Ad-Hoc Advisory Committee, as recommended by the Recreation, Parks and Leisure Committee.

CARRIED

RESOLUTION: 2021-330

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North award the Township's Request For Proposal 2021-008 for the concept design of a pool and aquatics facility to architects Tillmann Ruth Robinson Inc. at an upset limit of \$14,900 plus applicable taxes;

AND FURTHER THAT Council approve a contingency budget of \$5,000 plus applicable taxes for this project;

AND FURTHER THAT Council authorize the Director of Operations or their designate to sign any necessary agreements with the successful bidders to execute this project, as recommended by the Recreation, Parks and Leisure Committee.

CARRIED

RESOLUTION: 2021-331

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North direct staff to sign the Arthur outdoor gym closed from November 1 to April 30 each year, as recommended by the Recreation, Parks and Leisure Committee.

CARRIED

RESOLUTION: 2021-332

Moved: Councillor Yake

Seconded: Councillor Burke

THAT the Council of the Corporation of the Township of Wellington North receive for information Report EDO 2021-027 being a report on the Wellington North Farmers Market.

CARRIED

RESOLUTION: 2021-333

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT the Council of the Corporation of the Township of Wellington North receive the Report from CIMA+ regarding the Arthur Wastewater Treatment Plant Expansion Project: Contract 1, Quarterly Report Q3 2021.

CARRIED

RESOLUTION: 2021-334

Moved: Councillor McCabe

Seconded: Councillor Burke

THAT Council of the Corporation of the Township of Wellington North receive Report DFC 2021-005 Appointment of Fire Department Deputy Chief;

AND FURTHER THAT Council appoint Callise Loos as Deputy Chief of the Wellington North Fire Services.

AND FURTHER THAT By-law 054-18 being a by-law to appoint a Deputy Fire Chief be repealed.

AND FURTHER THAT the Mayor and Clerk be authorized to execute the by-law.

CARRIED

NOTICE OF MOTION

No notice of motion tabled.

COMMUNITY GROUP MEETING PROGRAM REPORT

Councillor Burke (Ward 2):

- Mount Forest Aquatics Ad-Hoc Advisory Committee aquatics will be happy with approvals to appoint Shelley Weber as a public member and the awarding of the RFP for conceptual designs.
- The Mount Forest BIA will meet tomorrow morning and will be setting a date for their AGM.

Councillor Hern (Ward 3):

- Councillor Hern will be attending the following meetings:
 - Mount Forest Chamber of Commerce meeting Tuesday, October 12, 2021
 - Wellington North Cultural Roundtable meeting Thursday, October 14, 2021
 - Arthur BMX/Skateboard Park Ad-Hoc Advisory Committee meeting Tuesday, October 19, 2021
 - Arthur BIA meeting Wednesday, October 20, 2021
 - Mount Forest Chamber of Commerce AGM Tuesday, October 26, 2021
 - Arthur Chamber of Commerce AGM Wednesday, October 27, 2021

BY-LAWS

- b. By-law Number 094-21 being a by-law to abandon a portion of the Smid Drain, Branch B in Lot 22 and Lot 23 Concession 6, formerly Arthur Township now in the Township of Wellington North
- c. By-law Number 095-21 being a by-law to abandon a portion of the Cardy Drain Branch B in the East Half Lot 27, Concession 5, West Garafraxa Geographical Township, now in the Township of Wellington North
- d. By-law Number 097-21 being a by-law to authorize a Fire Dispatch Services Agreement between The Corporation of the Township of Wellington North and The Corporation of the City of Guelph
- e. By-law Number 098-21 being a by-law to appoint a Deputy Chief for Wellington North Fire Service

RESOLUTION: 2021-336

Moved: Councillor McCabe

Seconded: Councillor Hern

THAT By-law Number 094-21, 095-21, 097-21 and 098-21 be read a First, Second and Third time and enacted.

CARRIED

CONFIRMING BY-LAW

RESOLUTION: 2021-337

Moved: Councillor Burke

Seconded: Councillor Yake

THAT By-law Number 099-21 being a By-law to Confirm the Proceedings of the Council of the Corporation of the Township of Wellington North at its Regular Meeting held on October 12, 2021 be read a First, Second and Third time and enacted.

CARRIED

ADJOURNMENT

RESOLUTION: 2021-338

Moved: Councillor Hern

Seconded: Councillor McCabe

THAT the Regular Council meeting of October 12, 2021 be adjourned at 4:39 p.m.

CARRIED

CLERK

MAYOR



WELLINGTON NORTH
SEMPER PORRO

October 14, 2021

Xplornet
Maria Wood
PO Box 82546
351 Queen St. E.
Toronto, ON, M5A 1T2

Industry, Science, and Economic
Development Canada (ISED)
4475 North Service Road, Suite 100
Burlington, ON L7L 4X7

Dear Sirs:

Please accept this letter on behalf of the Mayor and Council, as their official objection to the location of the proposed 45 metre self-support tower at 7239 5th Line.

The following resolution was passed at the October 12, 2021 meeting of Council:

RESOLUTION: 2021-321
Moved: Councillor McCabe
Seconded: Councillor Hern

THAT Council revisit Resolution: 2021-247 that provides:

THAT the Council of the Corporation of the Township of Wellington North receive Xplornet correspondence dated July 12, 2021, regarding proposed 45 metre self-support tower at 7239 5th Line, Centre Wellington, Township of Wellington North;

AND FURTHER THAT Council direct staff to send a letter of objection to Xplornet regarding the proposed 45 metre self-support tower at 7239 5th Line, Township of Wellington North as it may impact the operations of the York Soaring Club.

Yours truly,

Karren Wallace
Director of Legislative Services/Clerk

Cc: John Nater MP via email John.Nater@parl.gc.ca

Constituent Offices

59 Lorne Avenue East, Unit A
Stratford, ON
N5A 6S4

39 Elora Street S., Unit 1
Harriston, ON
N0G 1Z0



014
Ottawa Office

564 Wellington Building
Ottawa, ON
K1A 0A6

John Nater, MP
Perth—Wellington

October 18, 2021

Hon. François-Philippe Champagne, P.C., M.P.
Minister of Innovation, Science and Industry
House of Commons
Ottawa, ON K1A 0A6

Dear Minister Champagne:

Innovation, Science and Economic Development Canada (ISED) is currently reviewing an application from the telecommunications company Xplornet for a 45 metre self-support tower at 7239 5th Line in the Township of Wellington North.

Although I am pleased to see Xplornet invest in important infrastructure to improve internet services in rural Wellington County, concerns have been raised regarding the proximity of the proposed tower to the York Soaring Club.

Representatives of the York Soaring Club have alerted me to the fact that this location is in the airspace used by their glider pilots to land. They inform me changing landing paths to avoid the tower would be dangerous given the technical process required to land a glider safely.

I have personally visited the landing site and I believe they are rightly concerned for the safety of their pilots.

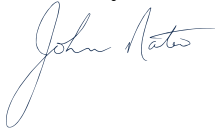
On October 12th Wellington North Township Council unanimously passed a motion to send a letter of objection to Xplornet regarding the proposed tower as it may impact the operations of the York Soaring Club.

I encourage ISED to take the position that although this tower should be constructed, it should not be at this exact location. There is no shortage of more suitable locations in the area where this proposed tower could be installed

-2-

I am confident the residents of Wellington North and neighbouring municipalities can benefit from improved internet options without disrupting the operations of the York Soaring Club and putting the safety of pilots at risk.

Sincerely,

A handwritten signature in cursive script that reads "John Nater".

John Nater, M.P.
Perth—Wellington

Enclosed: Letter of Objection from Wellington North Township Council

c. Wellington North Township Council
Tim Wood, York Soaring Club

Constituent Offices

59 Lorne Avenue East, Unit A
Stratford, ON
N5A 6S4

39 Elora Street S., Unit 1
Harriston, ON
N0G 1Z0



016
Ottawa Office

564 Wellington Building
Ottawa, ON
K1A 0A6

John Nater, MP
Perth—Wellington

October 18, 2021

Maria Wood
Johanne Senécal
Xplornet Communications Inc.

Dear Maria Wood and Johanne Senécal,

I would like to express my concerns about Xplornet's proposed 45 metre self-support tower at 7239 5th Line in the Township of Wellington North.

Although I am pleased to see Xplornet invest in important infrastructure to improve internet services in rural Wellington County, concerns have been raised regarding the proximity of the proposed tower to the York Soaring Club.

Representatives of the York Soaring Club have alerted me to the fact that this location is in the airspace used by their glider pilots to land. They inform me changing landing paths to avoid the tower would be dangerous given the technical process required to land a glider safely.

I have personally visited the landing site and I believe they are rightly concerned for the safety of their pilots.

On October 12th Wellington North Township Council unanimously passed a motion to send a letter of objection to Xplornet regarding the proposed tower as it may impact the operations of the York Soaring Club.

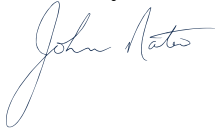
I believe Xplornet should be able to find another location in Wellington North to build this tower.

../2

-2-

I am confident the residents of Wellington North and neighbouring municipalities can benefit from improved internet options without disrupting the operations of the York Soaring Club and putting the safety of pilots at risk.

Sincerely,

A handwritten signature in cursive script that reads "John Nater".

John Nater, M.P.
Perth—Wellington

Enclosed: Letter of Objection from Wellington North Township Council

c. Wellington North Township Council

Tim Wood, York Soaring Club

Mount Forest District Chamber of Commerce

Meeting Minutes

September 21st, 2021

I. Call to Order

Sharon Wenger called to order the regular meeting of the Mount Forest Chamber of Commerce at 7:08 pm on September 21, 2021 on a virtual Zoom Meeting.

II. Roll Call

Members in attendance to the meeting were:

- | | |
|----------------------|---|
| • Sharon Wenger | Acting President |
| • Shawn McLeod | Past President |
| • Michelle van Essen | Secretary (Absent) |
| • Kelly Dimick | Director |
| • Crystal Seifried | Director (Absent) |
| • Matt Lantz | Director |
| • Stacey Stevenson | Administrator |
| • Corbin Peter | Administrator |
| • Dale Small | Township Economic Development (Absent) |
| • Lisa Hern | Township Council Representative (Absent) |

III. Economic Development Report – Dale Small

No Report for the month

IV. Council Notes – Lisa Hern

Not Present.

V. Approval of Minutes from August Meeting

- Everyone in favour to push the minute approval to the next meeting so everyone has a chance to review.

VI. Treasurer's Report/Monthly Cheque Log Review and Approval May, June and July 2021

Stacey to send a copy of the MasterCard statement to Sharon to review - Amount was higher than usual possibly due to annual fee that was processed.

Kelly reminded everyone that Devon is still on the credit cards and Sharon has said that she is working on it.

- Kelly motioned the approval
- Matt seconded the motion
- Everyone in favour

VII. Open Issues**a) Office Operations - Stacey**

- There was a mini sink hole forming in the front parking lot by the water line that was hit during construction last year. The Township showed up the same day to cold patch it and everything should be fine.
- The board room requires a wifi adaptor and a mount for the projector to be attached to the ceiling – Roughly \$60.00 for these two items. Stacey would also like to get the filing cabinets out of the storage shed to clean out the wooden chest in the office. This chest will act as a kitchen substitute and will house the coffee maker with water in the board room. Sharon also noticed that we need a garbage can and recycling for the board room as well. Sharon suggested allowing Stacey to spend up to \$200 to make the board room functional to purchase the remaining items.
 - Sharon motioned
 - Kelly second the motion
 - All in favour

b) Social Media Update – Corbin

- We officially published the second mini video of the series. It has done really well seeing as this was released on a Saturday and it was a bit of a surprise.
- Everything for the Excellence Awards is ready to go. Corbin will send out the package to the board for approval and will then get everything released.

c) Fireworks Festival Update - Sharon

- Rib fest wrap up meeting went really well. The Rib Fest made \$5000 – instead of splitting it evenly between the 5 groups that were participating; they split it up based on their contribution to the event. An e-transfer was received today in the amount of \$1500.
- They are working with Kelly on the Demo Derby on October 2. Kelly received approval from Public Health for the outdoor event and there is already a large amount of interest from the community. Proceeds from the event are being donated back to the Chamber! They are still accepting volunteers.

d) Member Relevance Committee - Stacey

- Stacey is looking for the final approval to proceed with the presentation folders that will hold the membership information. She is going to get a quote for 250 pieces but it is doubtful that we will be saving any money vs. 500 pieces.
- Stacey will send out an email to gather the member relevance committee in the office to review what content should be included in the membership package.

e) Digitalization Committee – Matt

- Nothing new to report. Another committee meeting will be scheduled.
- Sharon asked if we have WIFI in the board room. Stacey is to print off the wifi password for guests in the board room.

VIII. New Business

a) Excellence Awards – Stacey

- At this point, we have 3 out of 4 awards with confirmed sponsors. The River is sponsoring one in exchange for radio ads and coverage.
- Corbin and Stacey will go to the River to record a Wellington North Minute that will air during the two weeks of nominations as well as a recording afterwards with all of the winners.
- Nominations will be accepted for two weeks either online or in person with paper copies.
- Other local Chambers have already agreed to work together with their awards and complete impartial judging for each other.
- The recipients will be presented their awards by their sponsors at the Chamber office.
- We are hoping to get John Nater and Mayor Lennox to participate as well.
- Everything is ready to go as long as a couple details are firmed up this week.
- Sharon suggested that Stacey and Corbin proceed with their plan.
 - Kelly motioned to approve this plan
 - Shawn seconded the motion
 - All in favour

b) AGM – Reviewing Crystal’s Notes & Kelly

- Seeing as the new vaccine passports are in effect, we need to make sure that hosting at the Legion is even possible. The Legion will only be available on Wednesday nights and the weather is getting colder so holding it outside may not be possible. Crystal feels that the Legion is the best location for an in person event.
- Sharon said that the other option is to host it virtually again.
- Stacey said that the Arthur Chamber has announced that they are doing their AGM virtually again this year. Given the new passport procedure, the board feels that we should proceed with virtual.
- Crystal also suggested having a speaker at the event. Everyone agrees as long as it provides value to our members and that we keep it to roughly a half hour presentation plus the rest of the meeting material. 30 minute speaker with 30 minute AGM.
- Kelly suggested that if we proceed with a virtual event, that the board members visit our members in order to get the quorum that we need and to pass the by-law changes.
- Stacey to send out an updated/active list of current members.
- Agreement was made to host a virtual AGM this year, on **October 26th at 7:00 pm.**, via Zoom. Sharon is going to prepare a PowerPoint for the by-laws to review with our members. Proxy votes will be accepted as well.
 - Kelly motioned to carry on with the virtual plan.
 - Matt seconded the motion
 - All in favour

c) Christmas Committee & Holiday Guide – Stacey

- Crystal was invited to the Christmas meeting with the Downtown Committee where ideas were discussed.

- I. Horse and buggy rides to connect downtown to the Mount Forest Greenhouse. Stacey has sourced a couple of options that could work based on what liability insurance is needed. Sharon is going to look into insurance and whether or not there is a difference between a horse drawn wagon and a motorized pulled wagon.
- II. Content for the Holiday guide needs to be finalised as soon as possible.
- III. Stacey has emailed the BIA to see if they are going to contribute \$1000 again for holiday events. They will discuss this at their next meeting on whether or not it is in the budget as they have contributed to the Chamber's mini video series.
- IV. Kelly has requested that the Chamber continues with their normal Ladies Night, on **November 18th**.
- V. The Downtown Committee has claimed the lights from last year's tree lighting to use on Main Street instead. Stacey suggested that we reach out to the community and ask them to donate their used working lights that are no longer needed. Stacey will reach out to both Wellington North Power to see if they could donate a lift and assist in putting the lights up. The decorations that the kids made for the tree last year are available to use this year. We can also approach Home Hardware and Canadian Tire to see if they can donate or sponsor the tree lighting. The tree lighting date is set for November 18th, with lights put up on November 5th. We would like to have all the lights by the end of October. Sharon is going to talk to the Tavern to make sure that they are ok with the lighting again.
 - Kelly motioned to take back the tree lighting
 - Matt seconded
 - All in favour
- VI. The Downtown Committee has asked if it is possible for The River to broadcast music all down the street for Ladies Night. Both Sharon and the River say that this is not possible with the amount of work and expense that this would take. Kelly is going to look into other options that they may be able to put outside of her store.

d) Round Table

- Kelly – Nothing to report
 - Corbin – Nothing to report
 - Matt – Nothing to report
 - Shawn – We should talk about recruiting some board members with the AGM. Sharon is going to look into this further, the PIN network. They are offering to training young professionals on how to be board members and it could be an option to us. PIN is a new member to the Mount Forest Chamber
- Shawn also mentioned that we need to update the signing authority at the bank. Sharon motioned to remove Krista off or the list and add Kelly instead. Stacey is going to look into what needs to be done.
- Kelly seconded the motion
 - All in favour
 - Stacey – Nothing to report
 - Corbin – Looking to get the Canva subscription under the Chamber's name instead of his own.

e) Meeting Adjournment

Sharon ended the meeting at 8:12 pm. **Next meeting will be October 12th, 2021 at 7:00 pm.**

Mount Forest District Chamber of Commerce
Balance Sheet As at Sep 30, 2021

022

ASSET

Current Assets		
Petty Cash	100.00	
Petty Cash OTF Community Ac...	0.00	
Cash Float - Fireworks Festival	0.00	
Shop WN Clearing	0.00	
Chequing Bank Account	33,148.77	
OTF Community Account	53,674.79	
Total Cash		86,923.56
Accounts Receivable	3,713.24	
Due from OTF Community Anim...	0.00	
Total Receivable		3,713.24
Prepaid Expenses		6,200.00
Prepaid Entertainment		20,328.46
Total Current Assets		117,165.26
Capital Assets		
Office Furniture & Equipment		650.00
Computer Equipment		759.98
Building		345,127.97
Land		125,000.00
Total Capital Assets		471,537.95
TOTAL ASSET		588,703.21

LIABILITY

Current Liabilities		
Accounts Payable		23,345.60
BMO Mastercard 8295		0.00
Pre-Paid Rent - Unit A		1,043.95
Pre-Paid Rent - Unit C		728.00
Pre-Paid Rent - Unit D		750.00
Pre-Paid Rent - Boardroom		0.00
CEBA Loan Payable		30,000.00
Vacation payable	-28.57	
Vacation Pay Clearing	28.57	
Total Vacation Payable		0.00
EI Payable	122.95	
CPP Payable	294.74	
Federal Income Tax Payable	219.30	
Total Receiver General		636.99
GST Charged on Sales	1,702.84	
GST Paid on Purchases	-741.20	
GST Owing (Refund)		961.64
Deposits - Festival		3,900.00
Total Current Liabilities		61,366.18
Long Term Liabilities		
Mortgage Payable		228,227.68
Total Long Term Liabilities		228,227.68
TOTAL LIABILITY		289,593.86

EQUITY

Retained Earnings		
Retained Earnings - Previous Year		177,731.59
Investment in Capital Assets		56,641.58
Unrestricted Net Assets		55,413.39
Current Earnings		9,322.79
Total Retained Earnings		299,109.35

Mount Forest District Chamber of Commerce
Balance Sheet As at Sep 30, 2021

023

TOTAL EQUITY	<u>299,109.35</u>
LIABILITIES AND EQUITY	<u><u>588,703.21</u></u>



146 George St., P.O. Box
Arthur, Ontario N0G 1A0
(519)-848-5603

**Directors Meeting Minutes
October 6th, 2021**

Attending: Bonnie, McIntosh, Faye Craig, Jacklyn Winter, Dale Small, Tom Gorecki

Jacklyn called the meeting to order @ 5:31 pm and welcomed everyone for coming

Approval of previous months minutes:

-Minutes approved by Tom and seconded by Bonnie

Committee Reports:

1. Economic Development Report – Dale Small

-The connecting link project is near completion – The last layer of asphalt should be completed by October 7th

-Line painting should be completed next week

-The decorative lighting at the bump-out is still on backorder and will hopefully be installed on December 3rd, 2021.

-Assessable parking update – Signs for the municipal lots will be hung up soon.

-Handicap parking space will be located in front of Foodland

-The Chamber asked if rather than a horse and buggy-covered shelter located in the municipal parking lot, perhaps just a hitching post.

-Dale will bring this information to the council

-Dale asked if the Chamber would be in favor of hosting 2 Shop Local Sidewalk Sales again in 2022. The directors were all in agreement. Some suggestions were given to host one at the beginning of the summer and then end, and not on the Fall Fair weekend.

1. Council Report – Councillor Lisa Hern

-Councillor Hern was unable to make it to the meeting

Business arising from the previous meeting

Christmas Shop Local Add/Events-

-Faye presented a rough draft of the ad for the Shop Local book.

-Directors in agreement to move forward with the add and proposed activities

-Jacklyn mentioned all logos (Township, BIA & Chamber) should be represented on the add

-Tom also noted we should make a note about vaccine passports will be required from
*some activities

-Faye asked everyone to please review all information in add and email her back by next Wednesday to advise her if any changes are needed

Online AGM

-Each director will submit a short video talking about who they are and how they are involved in the Chamber by October 11th

-Jacklyn will reach out to the MPP, John Nater & Andy Lennox to ask them to submit a short video answering a few questions about supporting local, covid struggles, etc.

Shop Local Wrap Up

-The sale went very well

-Very little push back from any local businesses

-We had more vendors this year than in previous years

-The directors agree to plan 2 more sidewalk sales in 2022

Agricultural Wreath Fundraiser

-We are still waiting to hear back from Deanna, to see if we will partner again with them

New business:

Memorial Tree at Community Centre

-Deanna reached out to the Chamber regarding a tree we had planted many years ago for a community member, stating that the tree was now long dead and something needed to be done with it

-Faye reached out to the Kozonet family letting them know the tree would need to be removed and if they wish, they could plant another. Faye has given the family some quotes to have a new tree planted if they wish. We will leave the decision and the removal or replanting up to the family.

New Admin

-The directors agreed that we can post on FB that we are hiring

-Directors agreed the new position should be advertised as a dual-position between the Chamber & BIA

-Jacklyn will post later this week

Presidents Report – Tom

-Tom is wondering if there has been any talk about next year's Arthur 150 Anniversary. The Optimist Club would like to see all service groups come together and work on a special weekend/event for next year. Perhaps a committee could be formed with a representative from each service group.

-Faye and Dale noted there is a Cultural Round Table next week and this will most likely be discussed. Dale noted he will follow up with us after this meeting.

Additions and Deletions:

- Nothing to add

Correspondence:

-None

Financial Statements:

Attached

Meeting closed by Bonnie and Faye seconded @ 6:25 pm

Meeting Outline for 2021

November 10, 2021

December 8, 2021

MOUNT FOREST BUSINESS IMPROVEMENT
ASSOCIATION MEETING MINUTES October 13, 2021 @ 8:00 AM
Leisure Hall

CALLING TO ORDER – Andrew Coburn; Chair Mount Forest BIA

PRESENT ATTENDEES

Members: Andrew, Dwight, Bill, Jessica, Councilor Burke, Kathleen (via zoom)

Non-Voting Members: Jayme, Jaime (Bookkeeper) Absent: Kayla

Staff: Dale

ADOPTION OF MINUTES

MOTION CARRIED TO APPROVE AGENDA

Moved: Bill Nelson Seconded: Jess McFarlane

ITEMS FOR CONSIDERATION

- 1. Financials:** Jaime provided a report of current financials. Surplus just under \$94,000. Jaime needs more direction in order to keep track of Downtown Committee financials (in and out). Downtown Committee should be providing receipts and paper trail to Jaime for financial purposes.

Motion to donate \$500 to Halloween Event (Bill)

Downtown Committee will provide receipts for loot bag purchases for Jaime to reimburse.

Approved

- 2. Parking Signs:** Jess to organize a green circle 'P' instead of rectangle suggestion. Approval from building owners (Freys and Deverall & Lameich) to install directional parking signs at the side of their building.

Motion to approve 3 Parking Signs (2 x building blade signs, 1 x flat sign on South side of Wellington Street (Bill)

Approved

- 3. Dave Robinson Replacement:** Andrew has a person in mind. Agreement by the Board for Andrew to move forward with the discussions.
- 4. Lease for BMO:** Bill drafting Lease. Needs to add automatic renewal and hydro usage. We should confirm availability for Reevescapes and/or Robertsons to ensure we can get this project started for Spring 2022.
- 5. Hardscapes Downtown:** Dwight discussing with Public Works and PUC about adding lights onto the poles all year round.
Motion to move basket brackets from the tall poles to shorter poles.
(Dwight)
Approved
Motion for the Legion to share costs of the new brackets needed (Bill)
Approved
- 6. RED Grant:** Dale has submitted RED grant for the following projects – Parklet \$40,000 (2022), Main St Mural \$4,000 (2022), Downtown Wifi \$40,168 (2023), Outdoor Gym \$33,151 (2023), Curb Extension \$164,595 (2024). Should know by end of year what if any projects have been approved for funding.
- 7. AGM Preparation:** Andrew and Bill wrote down financials, Andrew to put an ad in Wellington Advertiser and must be submitted by Friday October 15th, Dale will provide a copy of advertisement from two years ago that we can copy. Jaime is organizing the mail out (roughly 87 letters to building owners). Jaime and Jess to stuff envelopes and get mailed within the next week. Dale to book community center for the AGM.

NEXT MEETING

AGM Booked for Wednesday November 17th at 8:00am in the Community Center.

ADJOURNMENT

Moved: Bill Nelson

Seconded: Jess McFarlane



*Preserving, promoting, and developing
Wellington North's unique cultural
resources to build a vibrant community
and a prosperous economy.*

**WELLINGTON NORTH CULTURAL ROUNDTABLE COMMITTEE MINUTES
THURSDAY OCTOBER 14, 2021 @ 12:01 PM;
IN-PERSON KENILWORTH COUNCIL CHAMBER AND ZOOM MEETING**

Members Present:

Chair Jim Taylor (Zoom)
Gail Donald (in-person)
Bonny McDougall (in-person)
Penny Renken (in-person)
Lisa Hern, Councillor (Zoom)
Linda Hruska – late arrival (Zoom)

Members Absent:

Gary Pundsack
Robert Macdonald

Guests:

Staff Present:

Dale Small, Economic Development Officer
Tasha Grafos, Administrative Support
Morgan McCannell, Administrative Support

CALLING TO ORDER

Chair Jim called meeting to order at 12:03 p.m. and asked Dale to Chair the meeting.

ADOPTION OF THE AGENDA – Chair Taylor

RESOLUTION: CRT2021-011

Moved: Member Bonny

Seconded: Member Gail

THAT the agenda for the October 14, 2021, Cultural Roundtable Committee meeting be accepted and passed.

CARRIED

DISCLOSURE OF PECUNIARY INTEREST

None

MINUTES OF PREVIOUS MEETING – September 17, 2021,

Accepted by Council September 27, 2021.

BUSINESS ARISING FROM THE MINUTES

1. Wellington North Farmers Market – EDO Dale

Report went to Council on Tuesday. The market has been going since 2014. This year the market moved to main street for the sidewalk days, and we also had summer student who engaged the market on social media. The County provided a \$2000 grant & Taste Real started a market box program across the region. The Wellington North market's boxes (50) sold out.

12 full time vendors this year and some parttime vendors as well, hoping to welcome them back in 2022. Saugeen Student StartUp Program, which provides training and funding for young entrepreneurs, were welcomed to participate in the market. There were 3 students who did take up the offer and joined the market.

Financially the market generally breaks even, however this year, with the grant from the County, the market made a small profit. Market Manager Harry is happy to continue to manage the market next year and there is a hope to start a market in Arthur in the coming years.

A discussion about the prospect of having hot food vendors at the market took place. It was agreed by all that this would be a welcome addition. However, the manager of the market and EDO Dale have not had luck finding these vendors. If anyone has any ideas, please bring those forward.

2. WN Cultural Days 2021

Volunteer Appreciation celebration – The celebration went very well, 150 attended. Fire Department did the cooking, The River covered the event. Confident that this will be more than an annual event. It will be kept as a kickoff for Culture Days though. Very well received.

Metz Pumpkin Fest – Member Bonny gave an update on the Metz Pumkinfest which again was very successful. Town of Minto won for the largest pumpkin from a government perspective and the largest pumpkin overall weighed in at 370 pounds.

Historical Walking tours – Morgan McCannell provided an update. The tours have been going very well and have mostly been sold out. Thank you to the committee for your support and participation. There will be a good size donation made to the Community Pantry.



3. Cultural Moment

Rothwell Family Farm Member Penny Renken completed this Cultural Moment, and a copy was provided to everyone as part of the agenda and was presented to council on September 27th

Kenilworth & Remembrance Day – Member Gail Donald is drafting a Cultural Moment for the November 8th council meeting

Beekeeping – Member Penny Renken is drafting one for a future meeting of council.

4. Cultural Plan Update

There were lots of comments received from this committee. The final report from MDP Insight will be received in November. Target is to have a report to council later this year or early 2022.

There will be an ask that a one-page Executive Summary be added to the report. Consider the definition of culture, is there a provincial definition.

A further discussion around the comments that were provided by the group took place. The committee provided clarity about the suggestions brought forward for the Wellington North Cultural Plan draft. Suggestions, edits, and additions will be presented to MDP Insight for the next draft of the plan.

ROUNDTABLE

Chair Jim – How do we move forward with prioritizing the committee’s intentions, tentatively work together in November to discuss. Perhaps we need a bit more time and suggest that this needs to be in person. Suggests putting this off to January. The Committee agreed.

EDO Dale – December will be the social meeting, with a quick review of the budget and plan. Then the prioritizing workshop on the cultural plan will happen in January. The plan could still go to council in December.

Member Linda – Suggests that the January workshop meeting be a good opportunity to invite new members. The meeting will be on January 20, 2021. We should all work on having a new member with us to this meeting. 5 – 7 additional people would be great. Also, suggested that the survey may have some interested parties in joining the committee.

EDO Dale – Council approved grants and donations in April, there were more received after April, 6 more grants and donations were approved at this past meeting of Council on October 12, 2021

Member Penny – Thankful the volunteer meetings hosted through the township as well as the technology courses geared towards seniors.

Member Bonny – The poppy project through an Elora church, they are collecting crocheted poppies to add to a net that will display the poppies for Remembrance Day. Suggesting that a similar project for the Village of Arthur next year. This would have to be organized well in advance. Perhaps a culture event that we could promote as a committee. There is agreement on the poppy project from this committee, so we need to work on developing this idea with Bonny. For the poppy project there will need to be approval from the local branch of the legion as well as the Royal Canadian Legion.

The Arthur 150th anniversary was also discussed. 1872 was the incorporation of the village, as documented in historical books. The village was established in 1841, but the naming/incorporation happened in 1872. Need to establish a committee and coordinate this with all the service groups, chamber of commerce, historical society, etc.

Congratulations to Penny Renken. Penny recently attained a gold level Discovery Award and along with Rose van Sickle of Harriston became only the third and fourth Canadian recipients of gold badges through the program.

Next meeting date will be December 16, 2021, at 12:00 p.m.

ADJOURNMENT

Resolution: CRT2021-012

Moved: Member Gail

Seconded: Member Bonny

THAT the Cultural Roundtable Committee meeting be adjourned at 1:45pm CARRIED



Staff Report

To: Mayor and Members of Council Meeting of October 25, 2021

From: Tammy Pringle, Development Clerk

Subject: DC 2021-26, WAYNE & DOREEN GINGRICH
SITE PLAN AGREEMENT, 8891 CONCESSION 7

RECOMMENDATION

THAT Council of the Township of Wellington North hereby:

- 1) Receive Report DC 2021-026 regarding the Final Approval of the Wayne & Doreen Gingrich Site Plan Agreement.

PREVIOUS PERTINENT REPORTS/BY-LAWS/RESOLUTIONS

None

BACKGROUND

Subject Lands

The subject lands are in the South West quadrant of the township and is located outside of Kenilworth; South of Sideroad 7 W and East on Concession 7. The land holding is approximately 76 acres. It is legally known as:

PT LT 20 CON 6 ARTHUR TOWNSHIP AS IN RO774752 (FIRSTLY & SECONDLY) ; S/T RO774752; WELLINGTON NORTH

PIN: 71082-0022 (LT)

The Proposal

The Owner has applied for Site Plan Approval from the Township to build a new shop with office for the existing livestock transportation business. This project will include site grading, drainage and provisions for fire fighting.

Existing Policy Framework

The subject lands are designated in the (A) Agricultural, (AC-24) Agricultural Exception & (NE) Natural Environment Zones in the Township of Wellington North Zoning By-Law 66-01 and Prime Agricultural, Core Greenlands and Greenlands designations in the County of Wellington Official Plan. The applicant has also applied for a Zoning By-Law Amendment application (ZBA 22/21) to reconfigure the shape of the area currently zoned AC-24 to allow for an expanded truck yard.

Works associated with the site plan will not be completed until zoning compliance has been achieved. Refer to Schedule B – Site Specific Requirements of the Site Plan Agreement.

COMMENTS AND ANALYSIS

The applicant has satisfied staff that this proposed development will be constructed and maintained in a manner that is consistent with municipal standards and best practices. A copy of the agreement is attached.

COMMUNICATION PLAN

The executed site plan agreement has been forwarded to the Township's solicitor for registration.

FINANCIAL CONSIDERATIONS

This proposal has no financial impact on the municipality.

ATTACHMENTS

- A. Location Map
- B. Site Plan Agreement

STRATEGIC PLAN 2019 – 2022

Do the report's recommendations align with our Strategic Areas of Focus?

Yes No N/A

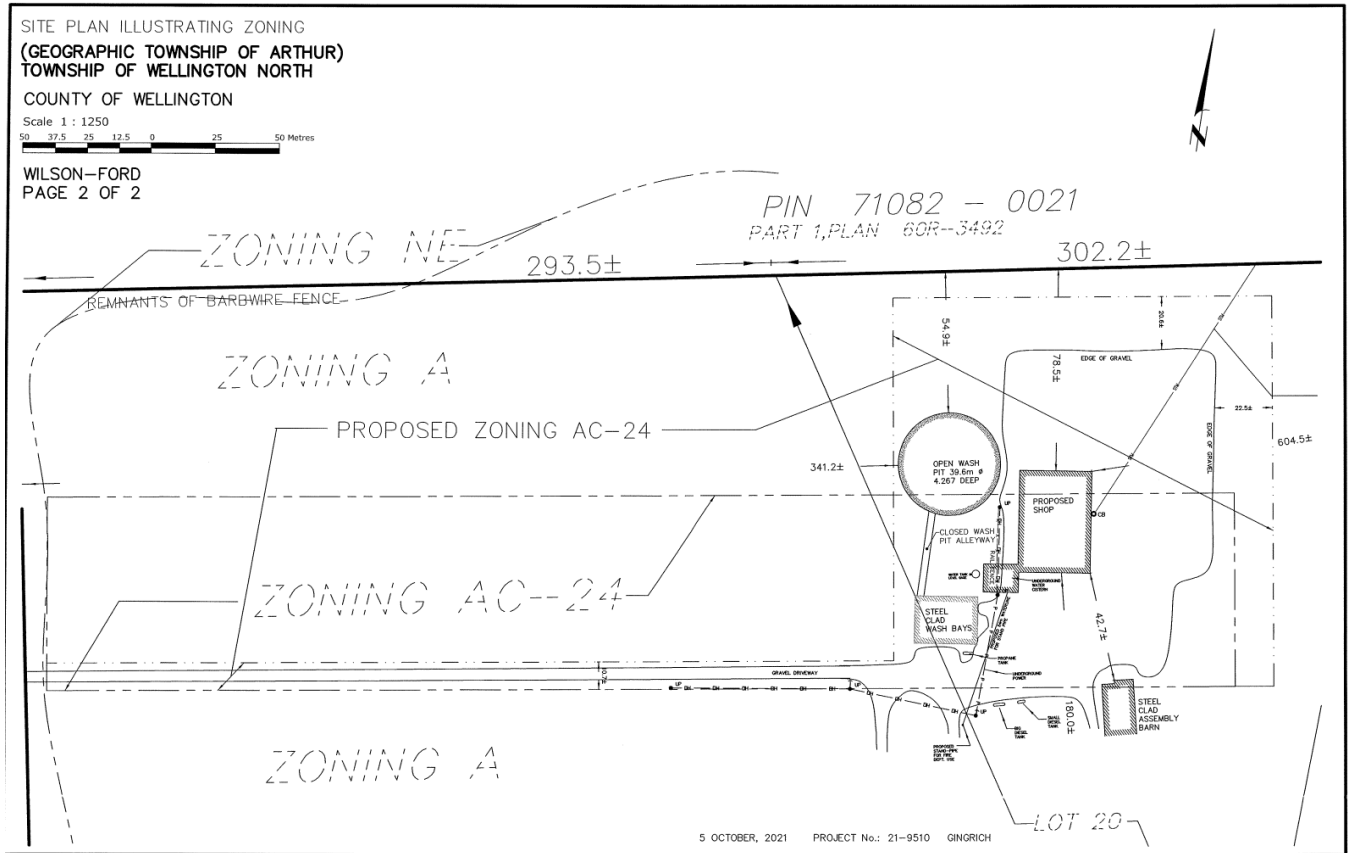
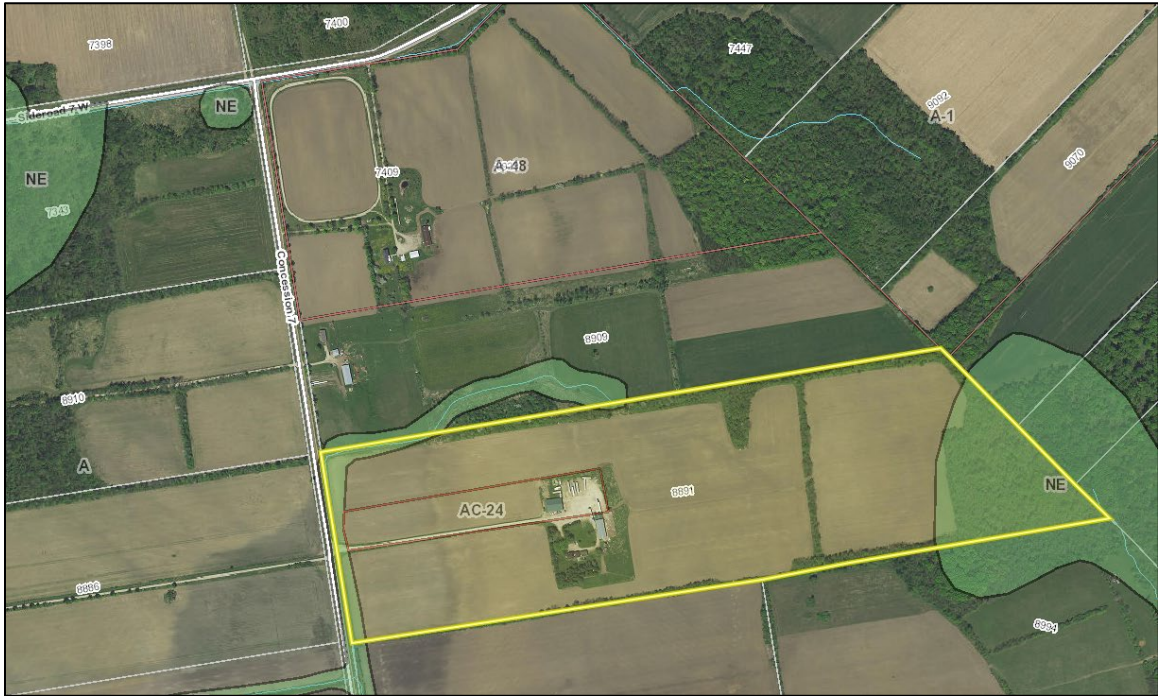
Which priority does this report support?

Modernization and Efficiency Partnerships
 Municipal Infrastructure Alignment and Integration

Prepared By: Tammy Pringle, Development Clerk *Tammy Pringle*

Recommended By: Michael Givens, Chief Administrative Officer *Michael Givens*

SCHEDULE A – Location Map



SCHEDULE B –Site Plan Control Agreement

SITE PLAN CONTROL AGREEMENT

THIS AGREEMENT made this 8th day of October, 2021.

BETWEEN:

THE CORPORATION OF THE TOWNSHIP OF WELLINGTON NORTH
(the "Township")
OF THE FIRST PART

-and-

WAYNE & DOREEN GINGRICH
(the "Owner")
OF THE SECOND PART

WHEREAS the Owner is the registered owner of the Lands described as:

PT LT 20 CON 6 ARTHUR TOWNSHIP AS IN RO774752 (FIRSTLY & SECONDLY) ;
S/T RO774752; WELLINGTON NORTH

PIN: 71082-0022 (LT)

AND WHEREAS the Township has enacted a Site Plan Control Area By-law pursuant to the provisions of Section 41 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, which said By-law affects the Lands;

AND WHEREAS this Agreement is being entered into by the parties hereto as a condition to the approval of the plans and drawings submitted by the Owner pursuant to Section 41 of the *Planning Act*.

AND WHEREAS the Owner has submitted to the Township, plans and drawings of a proposed development on the lands described in Schedule "A" attached hereto;

AND WHEREAS these plans can be viewed at the Offices of The Corporation of the Township of Wellington North, 7490 Sideroad 7 West, Kenilworth, Ontario.

NOW THEREFORE in consideration of the premises and other good and valuable consideration, the receipt and sufficiency whereof the parties irrevocably acknowledge, the parties agree as follows that in consideration of the Township approving the plans and drawings for the development of the Lands, the Owner covenants and agrees with the Township to provide, to the satisfaction of and at no expense to the Township, the following:

1. Plans showing the location of all buildings and structures to be erected on the Lands and showing the location of all facilities and works to be provided in conjunction therewith including, without limitation, all facilities and works required under Section 3 below (the "Plans").
2. Construct all buildings, structures, facilities and works in accordance with the Plans.
3. The Owner agrees that the building or buildings shall be erected and the project shall be completed in accordance with the Plans and all applicable laws, including without limitation, the exterior building design, site, elevation, landscape-buffering and layout plans as approved by the Township, subject only to such changes as are approved, in writing, by the Township. The Township reserves the right to waive or rescind any term or condition contained in this Agreement provided that such condition is waived or rescinded by Resolution of Council.

4. The Owner agrees that there shall be no outside storage on the Lands other than as provided in Paragraph 3 of this Agreement.
5. The Owner agrees that all surface and roof drainage will be controlled on the Lands and taken to an outlet with catchbasins, where necessary, in a manner approved by the Township and/or the County of Wellington.
6. The Owner agrees that snow shall be removed from the parking lot area for the Lands.
7. The provisions set out in Schedule "B" to this Agreement are site specific requirements that relate to the Lands and, to the extent that there is any inconsistency or conflict between the two sets of provisions, the terms of Schedule "B" shall prevail.
8. The Owner agrees to dedicate to the Township, free and clear of all encumbrances, all easements and lands required by the Township for the construction, maintenance and improvement of any existing or newly required watercourses, ditches, land drainage works and sanitary sewage facilities on the Lands and, on request by the Township, to deliver the properly executed documents in registrable form to the Township in order to complete the dedication to the Township and to pay all costs incurred by the Township in respect to the aforementioned dedications.
9. The Owner shall, where required by Township and/or County of Wellington resolution, dedicate to the Township and/or to the County widening of highways that abut on the Lands at no cost to the Township and/or County, free and clear of all encumbrances.
10. The Owner hereby releases and indemnifies the Township, and, where applicable, the County of Wellington, its servants, agents and contractors from any and all liability and associated costs, claims or demands in respect of the proper maintenance and operation of the matters and facilities required by virtue of this Agreement.
11. In the event works are to be performed by the Owner, its servants or its agents on lands owned by or to be conveyed to the Township,
 - (a) The Developer shall obtain and maintain in full force and effect a policy of comprehensive general liability insurance, providing coverage for a limit of not less than \$5,000,000.00 for each occurrence of a claim of bodily injury (including personal injury), death or property damage, including loss of use thereof, that may arise directly or indirectly out of the acts or omissions of the Developer. Such policy or policies shall be issued in the joint names of the Developer, the Township and the Township's consulting engineer and the form and content shall be subject to the approval of the Township. The policy shall be in effect for the period of this agreement. The issuance of such policy or policies of insurance shall not be construed as relieving the Owner from responsibility for other or larger claims, if any, for which it may be held responsible. Proof of insurance shall be provided on an annual basis. The policy shall specify that it cannot be altered, cancelled or allowed to lapse unless prior notice by registered mail has been received thirty (30) days in advance by the Township.
 - (b) The Owner shall, upon the earlier of (a) commencing any works on the Lands, or (b) applying for a building permit, supply the Township with cash or a Letter of Credit (the "security") in form satisfactory to the Chief Administrative Officer (CAO) and in an amount determined by the CAO, sufficiently guaranteeing the satisfactory completion of the site works on Township property described in or contemplated by this Agreement and further guaranteeing the workmanship and materials and the repair of all damage to works or facilities required by this Agreement for a period of one (1) year from the date that such works are constructed receive written approval from the Township Engineer. The security must further guarantee payment to the Township of all inspection or other costs that

the Township may incur as a result of this Agreement. When the work is completed to the satisfaction of the Township Engineer, the Letter of Credit may be reduced to an amount equal to Ten (10%) per cent of the original amount determined by the Township Engineer for each phase and shall not be further reduced until the Township Engineer has approved the works at the end of the said one (1) year period.

12. In the event works are to be performed by the Owner, its servants or its agents on lands other than lands owned by the Township, the Owner shall:
- a) provide the Township with, prior to the execution of this Agreement by the Township, a letter of credit or other satisfactory security in an amount determined by the CAO, sufficiently guaranteeing the satisfactory completion of the site works described in or contemplated by this Agreement.
 - b) complete the said works and facilities within a period of one (1) year from the date of issuance of a building permit, or within one (1) year of the execution of this agreement by the Township if no building permit is required by the development provided for herein, and provide satisfactory proof of completion of the said works including survey, engineering, architectural (including landscape architect where required), or another professional certification, at the owner's sole expense.
 - c) Upon failure of the owner to complete the said works and facilities within the said one year period, the Township may draw on the said letter of credit or other satisfactory security, such amount or amounts as may be required to pay for the work done or to be done pursuant to the provisions of this section and the Township and/or its authorized agents are hereby authorized to enter upon the lands to perform the said works and facilities.

Section 427 of the Municipal Act, S.O. 2001, c. 25, as amended, applies to this Agreement and in the event the Owner fails to perform the works and facilities required to be done herein, such works and facilities may be done by the Township at the Owner's expense and the Township may recover the expense in doing so by action or the same may be recovered in like manner as municipal taxes

13. The Owner shall grade the lands and maintain the grading elevations in order to provide for surface drainage which shall be as provided for in the Site Plan. The Owner shall not use or cause or permit to be used any new construction on the lands until after an as-built grading survey has been provided and a professional engineer or architect has given Township, at the Owner's expense, a letter of compliance for grading and drainage and Storm Water Management and signed by the engineer or architect certifying that all services, structures, works and facilities on or in the said lands which fall within the provisions of Section 41 of the Act and are required for this development by the Site Plan and this Agreement and not contained within a building, have been installed and completed in a manner satisfactory to the engineer or architect.
14. The Owner is responsible for dust control of all dust resulting from the development, whenever necessary. To eliminate dust, the owner may be required to apply dust suppressants, covering stock piles of top soil with tarps or applying ground cover to the areas that have been stripped and left undeveloped at the direction of the Township.
15. The Township and Owner agree that the Owner may choose to develop the lands in phases and in accordance with the approved phasing plan, as shown on the approved Site Plans. In such case, the Owner agrees as follows:
- (a) that the Owner will not apply for nor will the Township be obligated to issue a building permit for such phase(s) until the provisions of this section have been complied with and the Owner has provided evidence that servicing capacity is available to accommodate the particular development phase, to the satisfaction of the Township;.

- (b) that the Owner shall submit to the Township for review and approval proper plans and specifications showing the works and facilities required for site plan approval of each phase;
 - (c) that the Owner shall provide to the Township a letter of credit or other satisfactory security in an amount to be determined by the CAO or CBO, and the provisions of this Agreement shall apply to such security with respect to such phase(s);
 - (d) that the provisions of this Agreement shall apply to all such phases.
16. This Agreement shall be registered against title to the Lands at the Owner's expense. It is understood and agreed that, after this Agreement has been registered against title, it shall not be released by the Township. After all terms and conditions of this Agreement have been complied with to the satisfaction of the Township; the Township, upon request and at the Owner's expense, shall issue a Certificate of Compliance certifying compliance with this Agreement to the date of the Certificate.
 17. The Owner hereby grants to the Township, its servants, agents and contractors a license to enter onto the Lands and into structures for the purpose of inspecting the works and the Lands or for any other purpose pursuant to the rights of the Township under this Agreement.
 18. The covenants, agreements, conditions and understandings set out herein and in Schedules "B" hereto, which form part of this Agreement, shall run with the Lands and shall enure to the benefit of and be binding upon the parties hereto and their heirs, executors, administrators, successors and assigns, as the case may be.
 19. Nothing in this Agreement constitutes a waiver of the Owner's duty to comply with any By-law of the Township or any other law.

-----Remainder of this page left intentionally blank-----

THIS AGREEMENT is executed by the Township this 8th day of October, 2021.

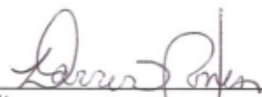
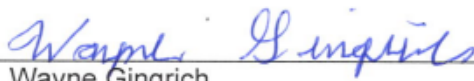
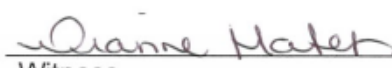
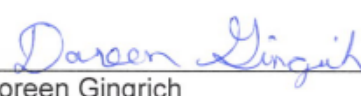
**THE CORPORATION OF
THE TOWNSHIP OF WELLINGTON NORTH**

Per:



Michael Givens – Chief Administrative Officer
I have authority to bind the corporation.

THIS AGREEMENT is executed by the owner this 8th day of October, 2021.

)	
Witness)	Wayne Gingrich
Name: Darren Jones)	
)	
)	
Witness)	Doreen Gingrich
Name:)	

DEVELOPER'S MAILING ADDRESS:	8891 Concession 7, RR 4, Arthur, ON, N0G 1A0
DEVELOPER'S PHONE NUMBER:	519-323-7637
DEVELOPER'S EMAIL ADDRESS:	saudertransportltd@hsfx.ca

SCHEDULE "A"

Approved Plan and Drawings

DOCUMENT NO	DOCUMENT NAME	LAST REVISION DATE	PREPARED BY
	Sketch to Illustrate Dry Hydrant	03-Sept-2021	Wilson-Ford Surveying & Engineering
	Site Plan Project No: 21-9510	05-Oct-2021	Wilson-Ford Surveying & Engineering

SCHEDULE "B"

Site Specific Requirements

The provisions set out in this Schedule are site specific requirements that relate to the Lands. This Schedule shall be read in conjunction with the provisions of the main body of this Agreement, but to the extent that there is any inconsistency or conflict between the two sets of provisions, the following terms of this Schedule shall prevail.

- That the effected lands be rezoned from (A) Agricultural Zone to (AC-24) Exception Zone 3 – Rural Areas as per Zoning By-Law Amendment Application ZBA 22/21 prior to development of the proposed gravel truck yard.



105 Queen Street West, Unit 14
 Fergus
 Ontario N1M 1S6
 Tel: (519) 843-3920
 Fax: (519) 843-1943
 Email: info@tritoneng.on.ca

ORANGEVILLE • FERGUS • HARRISTON

October 19, 2021

Township of Wellington North
 7490 Sideroad 7 West
 P.O. Box 125
 Kenilworth, Ontario
 N0G 2E0

Attention: Matt Aston
 Director of Operations

RE: Township of Wellington North
 London Road Development, Phase 2 Mount Forest
 Preliminary Acceptance
 Stage I and II Municipal Services
 Our File: A5520A

Dear Sir:

Further to a request from H. Bye Construction regarding Preliminary Acceptance of Stage I and II municipal services (i.e., underground services, base asphalt and curb/gutter) for London Road Development, Phase 2, Mount Forest, we wish to advise as follows:

- Site inspections have been completed by Triton Engineering Services Limited, H. Bye and municipal staff. These inspections have confirmed that Stage I and II municipal works have been substantially completed. Minor deficiencies have been noted during the inspection; however, these do not impact the substantial completion status. A complete deficiency list will be composed and forwarded to the Developer's contractor. These deficiencies are to be addressed in a timely fashion. Securities currently in place shall be retained to ensure these deficiencies are completed satisfactorily.
- The Developer's consultant, H. Bye has provided written certification that these services have been constructed and installed in accordance with the approved plans and specifications in their letter dated September 30, 2021 (attached).

Based on the preceding, we recommend that Preliminary Acceptance be granted for Stage I and II municipal services for London Road Development, Phase 2, Mount Forest with the guarantee and maintenance period commencing as of September 30, 2021.



Further, we recommend that the current securities held by the Municipality be reduced to **\$336,464** which reflects 100% of the remaining works plus 20% of the completed works as per the Subdivision Agreement and the attached October 16, 2021 e-mail. Additionally, security adjustments are subject to the Township confirming that all outstanding accounts with respect to the Development have been paid in full and that the Developer is not in default of their obligations pursuant to its agreements(s) with the municipality.

We trust that this information is satisfactory and should you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

Triton Engineering Services Limited



Ray D. Kirtz

Encl.

cc: Mike Givens, Township of Wellington North



FINAL SIGN OFF
LONDON ROAD DEVELOPMENT
PHASE 2

Date: September 30, 2021 **No. of Pages:** 1
Project: London Road Development – Phase 2
Address: London Road and Broomer Crescent
Att.: Ray D. Kirtz, P. Eng., Triton Engineering Services Limited.
 Darren Jones, Chief Building Official, Township Wellington North.

All major works in the development agreement between *H. Bye Construction* and *The Corporation Of The Township Of Wellington North*, dated June 22, 2020, referred to as London Road Development Phase 2, have been completed.

This includes specifically:

1. *Sewer, Water, Storm and Electrical Servicing*
2. *Curbs*
3. *Asphalt (one 50mm lift -HL4)*
4. *Testing*

Per:

Harry Bye, P. Eng.



10/20/21

Township of Wellington North
VENDOR CHEQUE REGISTER REPORT
Payables Management

Cheque Number	Vendor Cheque Name	Cheque Date	Amount
77505	B. Edwards Transfer Ltd	10/06/21	\$2,288.25
77506	Bluewater Fire & Security	10/06/21	\$101.70
77507	Broadline Equipment Rental Ltd	10/06/21	\$6,180.83
77508	Chalmers Fuels Inc	10/06/21	\$3,119.64
77509		10/06/21	\$196.64
77510	DocuSign Inc	10/06/21	\$4,958.89
77511	Everything Asphalt	10/06/21	\$12,551.24
77512	Fallis Fallis & McMillan	10/06/21	\$5,089.59
77513	Go Glass & Accessories	10/06/21	\$62.15
77514	Green Stream Lawn & Vegetation	10/06/21	\$60,186.63
77515	Jim's Auto Service	10/06/21	\$265.21
77516	Kronos Canadian Systems Inc.	10/06/21	\$1,165.59
77517		10/06/21	\$294.00
77518	Mt Forest Memorials	10/06/21	\$113.00
77519	The Murray Group Limited	10/06/21	\$761.55
77520	PepsiCo Beverages Canada	10/06/21	\$525.03
77521	Royal Bank Visa	10/06/21	\$6,345.35
77522		10/06/21	\$75.00
77523	Cliff Smith	10/06/21	\$1,500.00
77524	TD Wealth	10/06/21	\$804.44
77525	Tom Shupe Plumbing & Heating	10/06/21	\$271.20
77526	Trevor Roberts Auto Repair	10/06/21	\$322.38
77527	Enbridge Gas Inc.	10/06/21	\$649.80
77528	Wightman Telecom Ltd.	10/06/21	\$178.29
77529	Workplace Safety & Ins Board	10/06/21	\$9,096.14
EFT0002544	Agrisan SC Pharma	10/06/21	\$6,171.78
EFT0002545	A J Stone Company Ltd.	10/06/21	\$9,944.00
EFT0002546	Arthur Home Hardware Building	10/06/21	\$2,516.80
EFT0002547	Artic Clear 1993 Inc.	10/06/21	\$52.00
EFT0002548	B & I Complete Truck Centre	10/06/21	\$164,810.50
EFT0002549	Canada's Finest Coffee	10/06/21	\$114.50
EFT0002550	CARQUEST Arthur Inc.	10/06/21	\$687.16
EFT0002551	Carson Supply	10/06/21	\$435.05
EFT0002552	Clark Bros Contracting	10/06/21	\$791.00
EFT0002553	County of Wellington	10/06/21	\$500.00
EFT0002554	Canadian Union of Public Emplo	10/06/21	\$1,713.20
EFT0002555	Da-Lee Dust Control	10/06/21	\$43,324.48
EFT0002556	DeBoer's Farm Equipment Ltd.	10/06/21	\$141.25
EFT0002557	Decker's Tire Service	10/06/21	\$50.85
EFT0002558	Delta Elevator Co. Ltd.	10/06/21	\$915.21
EFT0002559	Excel Business Systems	10/06/21	\$378.65
EFT0002560		10/06/21	\$451.99
EFT0002561	Frey Communications	10/06/21	\$821.14
EFT0002562	Hort Manufacturing (1986) Ltd.	10/06/21	\$7.01
EFT0002563	Innovative Access Technologies	10/06/21	\$124.30
EFT0002564	International Trade Specialist	10/06/21	\$144.75
EFT0002565	J J McLellan & Son	10/06/21	\$1,449.23
EFT0002566	Kraemer LLP	10/06/21	\$1,644.15
EFT0002567	Maple Lane Farm Service Inc.	10/06/21	\$114.30

Cheque Number	Vendor Cheque Name	Cheque Date	Amount
EFT0002568	Martins TLC	10/06/21	\$6,047.76
EFT0002569		10/06/21	\$249.12
EFT0002570	Mike Lucas	10/06/21	\$7,243.53
EFT0002571	Moorefield Excavating Limited	10/06/21	\$55,954.68
EFT0002572	Ontario Buildng Official Assoc	10/06/21	\$243.94
EFT0002573	Officer's Auto Care Inc.	10/06/21	\$1,313.86
EFT0002574	Ont Mun Employee Retirement	10/06/21	\$42,556.28
EFT0002575	Ontario One Call	10/06/21	\$113.96
EFT0002576	Ont Clean Water Agency	10/06/21	\$73.98
EFT0002577	PETRO-CANADA	10/06/21	\$4,230.59
EFT0002578		10/06/21	\$200.00
EFT0002579	Sanigear	10/06/21	\$659.48
EFT0002580	SLBC Inc.	10/06/21	\$9,537.20
EFT0002581	Stephen Hale	10/06/21	\$1,649.80
EFT0002582	Suncor Energy Inc.	10/06/21	\$3,742.99
EFT0002583	Peavey Industries LP	10/06/21	\$67.79
EFT0002584	Wellington Advertiser	10/06/21	\$984.57
EFT0002585	Young's Home Hardware Bldg Cen	10/06/21	\$601.90
77530		10/13/21	\$4,113.00
77531		10/13/21	\$680.74
77532	Bell Canada	10/13/21	\$735.10
77533	Bell Mobility	10/13/21	\$995.77
77534	Broadline Equipment Rental Ltd	10/13/21	\$1,356.00
77535	CDW Canada Corp	10/13/21	\$284.96
77536	Corporate Express Canada Inc.	10/13/21	\$259.97
77537	Duncan, Linton LLP, Lawyers	10/13/21	\$2,047.67
77538		10/13/21	\$185.00
77539	Hydro One Networks Inc.	10/13/21	\$976.74
77540	J. Benham & Sons Carpentry Inc	10/13/21	\$6,081.66
77541		10/13/21	\$200.00
77542		10/13/21	\$254.01
77543		10/13/21	\$275.00
77544	MDB Insight Inc.	10/13/21	\$5,650.00
77545	Mount Forest Foodland	10/13/21	\$11.96
77546	Kevin Moore	10/13/21	\$3,827.37
77547	Royal Bank Visa	10/13/21	\$5,179.57
77548	Sterling Backcheck Canada Corp	10/13/21	\$52.26
77549	TD Wealth	10/13/21	\$804.44
77550	Workplace Safety & Ins Board	10/13/21	\$8,276.32
EFT0002586	Arthur Home Hardware Building	10/13/21	\$496.52
EFT0002587	Canadian Union of Public Emplo	10/13/21	\$1,779.96
EFT0002588		10/13/21	\$200.00
EFT0002589	FOXTON FUELS LIMITED	10/13/21	\$311.15
EFT0002590	Frey Communications	10/13/21	\$10,190.05
EFT0002591	H Bye Construction Limited	10/13/21	\$652,857.50
EFT0002592	Kraemer LLP	10/13/21	\$507.02
EFT0002593	Ontario Association of Fire Ch	10/13/21	\$197.75
EFT0002594	Ont Mun Employee Retirement	10/13/21	\$43,220.46
EFT0002595	Suncor Energy Inc.	10/13/21	\$221.79
EFT0002596	Wellington North Power	10/13/21	\$13,237.42
EFT0002597	Young's Home Hardware Bldg Cen	10/13/21	\$276.61
Total Amount of Cheques:			\$1,255,621.04

	2021 Actuals YTD	2021 Budget Sept 30	Actual vs Budget YTD (over)/under	Variance %	2020 Actuals YTD	2021 vs 2020 YTD Variance	
REVENUE							
Net Taxation (100%)	(6,170,138)	(6,173,538)	3,400	-0.1%	(6,103,123)	(67,015)	[2]
Fees and Service Charges	(4,262,411)	(4,219,508)	(42,903)	1.0%	(4,077,045)	(185,367)	[3]
Grants and Subsidies	(1,129,951)	(1,111,575)	(18,376)	1.7%	(1,164,019)	34,068	
Trsf from Reserves & Res Funds	(712,875)	(702,875)	(10,000)	1.4%	(973,007)	260,133	
Other Income							
Penalties and Interest on Taxation	(113,147)	(112,500)	(647)	0.6%	(112,201)	(946)	
Miscellaneous	(417,354)	(97,650)	(319,704)	327.4%	(162,828)	(254,526)	[4]
Investment Income	(83,526)	(126,750)	43,224	-34.1%	(151,964)	68,438	[5]
Rents, Concessions and Franchises	(167,254)	(425,599)	258,345	-60.7%	(323,791)	156,536	[6]
Donations	(9,212)	(11,700)	2,488	-21.3%	(13,465)	4,253	
	<u>(13,065,868)</u>	<u>(12,981,694)</u>	<u>(84,174)</u>	<u>0.6%</u>	<u>(13,081,442)</u>	<u>15,574</u>	
EXPENSES							
Council	195,491	217,267	21,776	10.0%	206,291	10,800	[7]
Administration	631,957	777,485	145,528	18.7%	638,584	6,627	[8]
Property	73,380	105,944	32,564	30.7%	75,144	1,764	[9]
Fire Services	595,391	651,934	56,543	8.7%	461,346	(134,045)	[10]
Policing & Crossing Guard Services	16,620	38,462	21,842	56.8%	23,052	6,432	[11]
Conservation Authority	125,612	129,755	4,143	3.2%	120,128	(5,484)	
Protective Inspections & Control	274,749	253,407	(21,342)	-8.4%	277,842	3,093	[12]
Animal Control	17,427	27,078	9,651	35.6%	21,050	3,623	
Property Standards	31,250	44,108	12,858	29.2%	30,510	(740)	[13]
Roadways	1,980,491	2,324,901	344,411	14.8%	2,335,660	355,170	[14]
Street Lighting	82,720	108,893	26,172	24.0%	69,208	(13,513)	[15]
Cemetery	92,506	97,559	5,053	5.2%	95,650	3,145	
Recreation	1,133,866	1,538,197	404,331	26.3%	1,087,426	(46,440)	[16]
Planning	177,378	167,648	(9,730)	-5.8%	118,414	(58,964)	[17]
Economic Development	203,153	220,230	17,077	7.8%	269,753	66,600	[18]
WNP Holding	-	-	-		1,615	1,615	
Municipal Drains	26,941	53,025	26,084	49.2%	42,127	15,186	[19]
Rural Water	3,259	5,850	2,591	44.3%	4,473	1,214	
Sanitary Sewers	1,089,837	1,707,754	617,917	36.2%	1,854,627	764,789	[20]
Water Works	803,419	913,488	110,069	12.0%	951,601	148,182	[21]
Transfers to Reserves/Res Funds	992,852	992,852	-	0.0%	803,160	(189,692)	
Transfers to capital fund	2,605,860	2,605,860	-	0.0%	2,760,785	154,925	
	<u>11,154,157</u>	<u>12,981,693</u>	<u>1,827,536</u>	<u>14.1%</u>	<u>12,248,445</u>	<u>1,094,288</u>	
(SURPLUS)/DEFICIT	<u>(1,911,711)</u>	<u>(1)</u>					

Township of Wellington North

General Fund Financial Summary

Budget vs Year to Date – Ending September 30, 2021

1. The financial statement for the Township of Wellington North's operating activities were prepared on a cash basis. The only significant adjustments made to financial summary were to accrue revenue for water and sewer user fees to correspond with expenses incurred, taxation revenues (budget adjusted to actual), audit fees (3/4 of budget), insurance expenses (3/4 of budget), Fire charges to other Municipalities (3/4 of budget), Arthur Medical centre revenues (3/4 of budget), and interfunctional transfers (3/4 of budget). Additionally, transfers to reserves, reserve funds and capital have been normalized for year-to-date activity only.

REVENUES

2. Net Taxation: Stated YTD Actuals include three-quarter of budgeted revenues.
3. Fees and Service Charges: User fees and service charges include manual accrual adjustment for Sewer and Water revenue in both 2020 and 2021, due to significance of amount.
4. Miscellaneous: revenues are currently exceeding budget and prior year – these increase revenues are largely attributable to CBO PI&C - Admin & Non-Refundable Fees exceeding expectations.
5. Investment Income – Current year actual trailing budget and prior year actuals – market conditions born by the COVID-19 global pandemic are the contributing issue and have given rise to alternate investment strategies for the Township (laddered RRSP).
6. Rents, Concessions & Franchises: Current year trailing budget and prior year - lasting Impacts of COVID-19 are anticipated to impact the full year results in this revenue account; however, it is anticipated that Provincial COVID-19 Recovery Funding will remain available to offset operational revenue loss impact.

EXPENSES

7. Council: Actual below budget and year over year. Year over year variance being driven by budgeted variance in transfers to reserves. In-year budget to actual variance widely disseminated across expense profile.
8. Administration: Actuals are currently under budget and prior year; however, expectation is that they will fall in line with budget as year progresses. Current year variance widely distributed across budgeted expense profile.
9. Property: Actuals are currently under budget and in-line with prior year; however, expectation is that they will fall in line with budget as year progresses. Current year budget to actual variance largely attributable to timing of receipt of Arthur Medical Centre rental obligations from the County.
10. Fire Services: Actuals are currently under budget and up year-over-year; however, expectation is that they will fall in line with budget as year progresses. Current year variance widely distributed across budgeted expense profile. Year over year variance is largely driven by timing of actual wage & benefit expenditures.
11. Policing & Crossing Guard Services: Current year actuals are trailing budget and prior year over the same timeframe. Current year and year over year variances are largely driven by wage and benefit expenditures trailing budget.

12. Protective Inspection & Control: Current year actuals are exceeding budget and are approximating prior year over a similar time. Current year variance is largely driven by employee wages and benefits currently exceeding budget.
13. Property Standards: Current year actuals currently trailing budget; however, are in line with prior year over a similar timeline. Current year variance largely attributable to wage and benefit expenditures trailing budget.
14. Roads: Actuals trailing budget and prior year – Current year variance widely distributed across expense profile. Year over year variance largely attributable to debt servicing costs not appearing in 2021 due to loans being satisfied in 2020.
15. Street Lighting: Current year actuals trailing budget. Current year variance largely attributable to maintenance and hydro costs trailing expectations; however, it is anticipated that full year expenditures (hydro) will come in line with budget expectations.
16. Recreation: Current year expenditures are trailing budget and exceeding prior year. Variances driven by lasting impacts of COVID-19.
17. Planning: Current year actuals are exceeding budget and prior year. Current, and year over year variance largely driven by activity in this segment and corresponding county invoicing expenses.
18. Economic Development: Current year expenses trailing budget and prior year. In year, and prior year variances largely driven by timing of Community Development and CIP grant advances.
19. Municipal Drains: Current year variance to budget is driven by timing of expense realization for municipal drain contributions and superintendent expenditures but is expected to come in line with full-year budget expectations as the year progresses.
20. Sanitary Sewers: Current year actuals currently trailing budget and prior year. Current year variance largely attributable to disposal maintenance expenses, and timing of debt servicing costs. Year over year variance, largely due to timing & quantum of budgeted debt servicing payments.
21. Water Works: Overall, expenditures are down year-over-year and trailing budget. Year-over-year variance is predominately driven by eliminated debt servicing cost requirements; whereas, in-year budget to actual variance is widely distributed across budgeted expense profile.

**Township of Wellington North
2020 Reserves and Reserve Funds**

050

30-Sep-21

Reserves	Balance				Subtotal	Interfund Loans	Unbooked Additions	Unbooked Commitments	Balance
	31-Dec-20	Interest	Additions	Reductions					30-Sep-21
<u>Taxation Reserves</u>									
Tax Rate Stabilization Reserve	1,449,544	-	161,496	(133,000)	1,478,039	-	-	(5,440)	1,472,599
Municipal Election Reserve	60,000	-	20,000	-	80,000	-	-	-	80,000
Facilities Maintenance Reserve	361,926	-	148,000	(50,000)	459,926	-	-	-	459,926
Council Community & Contingency Reserve	2,640	-	5,000	-	7,640	-	-	-	7,640
	1,874,110	-	334,496	(183,000)	2,025,605	-	-	(5,440)	2,020,165
<u>Taxation Reserve Funds</u>									
Wellington North Power Debt Repayment	564,498	-		(30,000)	534,498	-	-	-	534,498
Wellington North Fire Res. Fund	701,267	-	210,600	(258,700)	653,167	-	-	-	653,167
Building Permit Reserve Fund	276,237	-	20,124	-	296,361	-	-	-	296,361
Capital Infrastructure Reinvestment Reserve Fund	1,552,846	-	150,082	(97,700)	1,605,228	-	-	(12,000)	1,593,228
Streetlight Reserve Fund	159,032	-	5,000	-	164,032	-	-	-	164,032
Cemetery Perpetual Care Res. Fund	57,042	-	5,000	-	62,042	-	-	-	62,042
Industrial Commercial Property Res. Fund	1,932,636	-	172,750	(6,918)	2,098,469	-	-	-	2,098,469
Capital Equipment Reserve Fund	1,182,946	-	70,600	(147,275)	1,106,271	-	-	-	1,106,271
	6,426,504	-	634,156	(540,593)	6,520,067	-	-	(12,000)	6,508,067
<u>Total Taxation Reserves & Reserve Funds</u>	8,300,614	-	968,652	(723,593)	8,545,673	-	-	(17,440)	8,528,233
<u>User Fee Reserve Funds</u>									
SS - Reserve Fund	1,456,218	-	1,449,617	(934,166)	1,971,669	-	-	-	1,971,669
Waterworks Reserve Fund	5,641,384	-	159,226	(950,000)	4,850,610	-	-	-	4,850,610
	7,097,602	-	1,608,843	(1,884,166)	6,822,279	-	-	-	6,822,279
<u>Total User Fee Reserves & Reserve Funds</u>	7,097,602	-	1,608,843	(1,884,166)	6,822,279	-	-	-	6,822,279
<u>Development Charges</u>									
Wellington North Sewer D.C.s	282,103	-	4,381,730	(55,665)	4,608,167	-	-	-	4,608,167
Wellington North Water D.C.s	271,628	-	-	(224,250)	47,378	-	-	-	47,378
Wellington North Roads D.C.s	588,936	-	-	(391,500)	197,436	-	-	-	197,436
Wellington North Fire D.C.s	184,206	-	-	-	184,206	-	-	-	184,206
Wellington North Outdoor Rec D.C.s	20,757	-	-	(10,000)	10,757	-	-	-	10,757
Wellington North Indoor Rec D.C.s	97,055	-	-	-	97,055	-	-	-	97,055
Wellington North Admin D.C.s	23,192	-	-	0.00	23,192	-	-	(20,000)	3,192
<u>Total DC Reserve Funds</u>	1,467,876	-	4,381,730	(681,415)	5,168,190	-	-	(20,000)	5,148,190
<u>Other Obligatory Reserve Funds</u>									
Parkland: Cash in Lieu	239,815	-	-	(52,691)	187,124	-	-	-	187,124
Federal Gas Tax Funding	431,115	-	741,096	(200,000)	972,211	-	-	-	972,211
Ontario - Main St. Revitalization	-	0	-	-	0	-	-	-	(0)
	670,929	-	741,096	(252,691)	1,159,335	-	-	-	1,159,335
<u>Total Reserves & Reserve Funds</u>	17,537,021	-	7,700,321	(3,541,865)	21,695,477	-	-	(37,440)	21,658,037



WELLINGTON NORTH

SEMPER PORRO

Staff Report

To: Mayor and Members of Council Meeting of October 25, 2021

From: Matthew Aston, Director of Operations
Corey Schmidt, Manager, Environmental and Development Services

Subject: OPS 2021-037 being a report on the award of the Arthur test well construction

RECOMMENDATION

THAT the Council of the Township of Wellington North receive Report OPS 2021-037 being a report on the award of the Arthur test well construction;

AND FURTHER THAT Committee recommend Council award the Township's request for quotation 2021-010 to Well Initiatives Limited at an upset limit of \$67,625.00 plus applicable taxes;

AND FURTHER THAT Council authorize the Director of Operations or their designate to sign any necessary agreements with the successful bidders to execute this project.

PREVIOUS PERTINENT REPORTS/BY-LAWS/RESOLUTIONS

Report OPS 2021-021 being a report on the Arthur water and wastewater technical update

BACKGROUND

The request for quotation (RFQ 2021-010) for the construction of a test well in Arthur (Wells Street and McCauly Road) was advertised on the Township's website starting October 4, 2021, and closed October 15, 2021.

Township had five bid takers for RFQ 2021-010.

The Township received two submissions prior to RFQ 2021-010 close: Well Initiatives Limited and SD Hopper Drilling. Submissions reviewed by the Township's Engineer and evaluated on cost – see below.

Well Initiatives Limited was the lowest cost, met the RFQ as specified, and Township staff recommend them for award.

FINANCIAL CONSIDERATIONS

2021 Approved Project Budget = \$100,000

RFQ 2021-010 – Construct Arthur Test Well

Bidder	RFQ Price^
Well Initiatives Limited	\$67,625.00
SD Hopper Drilling	\$86,045.00

^ - Prices excludes 13% HST and all provisional items.

ATTACHMENTS

NA

STRATEGIC PLAN 2019 – 2022

Do the report's recommendations align with our Strategic Areas of Focus?

Yes
 No
 N/A

Which priority does this report support?

Modernization and Efficiency
 Partnerships
 Municipal Infrastructure
 Alignment and Integration

Prepared By:	Matthew Aston, Director of Operations Corey Schmidt, Manager, Environmental and Development Services
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Recommended By:	Michael Givens, Chief Administrative Officer <i>Michael Givens</i>
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October 20, 2021

Via: Email

Mr. Matt Aston
Director of Operations
Township of Wellington North
7490 Sideroad 7 W, PO Box 1215
Kenilworth, ON N0G 2E0

Dear Mr. Aston

**Re: Report OPS 2021-037 Award of Arthur Test Well Drilling
Request for Quotation Review
Project No.: 300052287.0000**

The Township of Wellington North is currently exploring the potential for new sources of municipal water to supply the Arthur water supply system. R.J. Burnside & Associates Limited (Burnside) was retained to assist in this task and as part of the work completed, Burnside undertook a desktop study of the hydrogeology of the Arthur area in the spring of 2021 and that study produced a report that recommended the drilling of a test well in the area north of the Arthur Arena along the MacCauley Street unopened road allowance.

A request for quotation (RFQ 2021-010) was prepared by Burnside to obtain quotations from drillers to drill a deep bedrock test well at this location. The RFQ was advertised during the period of October 4 to 15, 2021 and two quotations were obtained from qualified drilling contractors: Well Initiatives Limited of Salem, Ontario and SD Hopper Drilling of St. Marys Ontario. Both drilling contractors have excellent reputations for high quality work drilling municipal wells in Southern Ontario. SD Hopper Drilling recently completed a new municipal well under the supervision of Burnside in Grand Valley. Well Initiatives recently constructed a new municipal well for the Region of Peel.

Well Initiatives Limited provided the low quote of \$67,625 and included lower costs in the majority of the tasks. Well Initiatives Limited is located less than 30 minutes from Arthur and their staff most recently drilled Arthur Wells 8A and 8B in 2003. Well Initiatives Limited have provided well maintenance services to the Township for the Arthur and Mount Forest municipal wells over the past 15 years.

SD Hopper Drilling is located approximately 70 minutes from Arthur and this distance was reflected in a higher mobilization cost and higher costs in most categories except the installation of well casing and the pumping test. The cost for drilling the deep bedrock hole was significantly higher which may reflect the technology to be used for drilling. We expect that both approaches to drilling will produce satisfactory results.

Mr. Matt Aston
October 20, 2021
Project No.: 300052287.0000

Good quality drilling contractors are relatively busy in Ontario which is likely the reason that only two bids were received for this RFP.

We trust this review is suitable if you have any questions please call.

Yours truly,

R.J. Burnside & Associates Limited



Jim Baxter, P.Eng
Groundwater Resource Engineer
JB/js

Other than by the addressee, copying or distribution of this document, in whole or in part, is not permitted without the express written consent of R.J. Burnside & Associates Limited.

Delete the following if not required:

In the preparation of the various instruments of service contained herein, R.J. Burnside & Associates Limited was required to use and rely upon various sources of information (including but not limited to: reports, data, drawings, observations) produced by parties other than R.J. Burnside & Associates Limited. For its part R.J. Burnside & Associates Limited has proceeded based on the belief that the third party/parties in question produced this documentation using accepted industry standards and best practices and that all information was therefore accurate, correct and free of errors at the time of consultation. As such, the comments, recommendations and materials presented in this instrument of service reflect our best judgment in light of the information available at the time of preparation. R.J. Burnside & Associates Limited, its employees, affiliates and subcontractors accept no liability for inaccuracies or errors in the instruments of service provided to the client, arising from deficiencies in the aforementioned third party materials and documents.

R.J. Burnside & Associates Limited makes no warranties, either express or implied, of merchantability and fitness of the documents and other instruments of service for any purpose other than that specified by the contract.

Arthur RFP Review.docx
20/10/2021 11:42 AM

Summary of Arthur Test Well Request for Quotation 2021-010

Tasks	WIL			SDHD			Comments
	Unit Cost	Amount	Total	Unit Cost	Amount	Total	
1 Mobilization	1250	1	1250	3750	1	3750	SDH\$ higher due to further away
2 Drill Overburden	185	60	11100	225	60	13500	price is relatively close SDHD is high
3 Instal Casing	145	60	8700	128	60	7680	price is relatively close WIL is high - material relatively consistant for all contractors
4 Drill Rock	195	125	24375	250	125	31250	SDHD price close but high (WIL cost of \$60/foot current industry standard)
5 Develop Well	550	5	2750	745	5	3725	price is close SDHD high
6 Preliminary Pumping Test	2600	1	2600	4495	1	4495	SDHD high
7 Geophysics	1850	1	1850	3895	1	3895	SDHD high
8 Step Test	5500	1	5500	4875	1	4875	close WIL high
Sub Total			58125			73170	WIL price is 67% of SDHD price
A Acidification	9500	1	9500	12875	1	12875	contingency item may not be used - close SDHD high
Total			67625			86045	



Staff Report

To: Mayor and Members of Council Meeting of October 25, 2021

From: Adam McNabb, Director of Finance
Matthew Aston, Director of Operations

Subject: OPS 2021-038 being a report for Council to set the 2022 water and wastewater fees and charges

RECOMMENDATION

THAT Council of the Township of Wellington North receive Report OPS 2021-038 being a report to set the 2022 water and sewer fees and charges;

AND FURTHER THAT Council authorize a 1.5% increase to water and sewer rates for the year 2022 consistent with the recommendations from the 2020 Water and Wastewater Rate Study prepared by DFA Infrastructure International Inc. dated November 13, 2020;

AND FURTHER THAT Council authorize the Mayor and Clerk to sign the necessary by-law.

PREVIOUS PERTINENT REPORTS/BY-LAWS/RESOLUTIONS

RESOLUTION: 2020-364

THAT the Council of the Corporation of the Township of Wellington North approve the revised O.Reg 453/07 Water System Financial Plan No.113-301A (2021-2026) and Wastewater Financial Plan prepared by DFA Infrastructure International Inc. dated November 13, 2020;

AND FURTHER THAT Council approve the 2020 Water and Wastewater Rate Study prepared by DFA Infrastructure International Inc. dated November 13, 2020;

AND FURTHER THAT Council direct staff to post a copy of the revised O.Reg 453/07 Water System Financial Plan No.113-301A (2021-2026) and Wastewater System Financial Plan dated November 13, 2020, on the Township website;

AND FURTHER THAT Council direct staff to submit a copy of the revised O.Reg 453/07 Water System Financial Plan No.113-301A (2021-2026) and Wastewater System Financial Plan dated November 13, 2020 to the Ministry of Municipal Affairs and Housing;

AND FURTHER THAT the resolution of Council approving the revised O.Reg 453/07 Water System Financial Plan No.113-301A (2021-2026) and Wastewater System Financial Plan dated November 13, 2020, be submitted to the Ministry of Environment, Conservation and Parks, as required, as part of the municipal drinking water licence renewal application.

BACKGROUND

Township completed a Water and Wastewater Rate Study dated November 13, 2020 which was approved at the November 26, 2020, meeting of Council. Within the study, water and wastewater rates were set to increase 1.5% each year from the period 2022 to 2026, at which time a subsequent water and wastewater rates study will be necessary.

This report and requested update to by-law number 114-19 being a “by-law to establish the fees and charges for water and sewer services provided by the municipality...” aligns with the study and will set water and sewer services rates for 2022.

This change does require a notice period which will follow this report being received by Council. That said, the revised by-law will come to a future meeting of Council to be confirmed.

FINANCIAL CONSIDERATIONS

Township of Wellington North
2020 Water and Wastewater Rate Study & O.Reg 453/07 Financial Plan
November 13, 2020

Table 8-2: Projected Water Rates and Charges

Category	Water					
	2021 Proposed	2022 Proposed	2023 Proposed	2024 Proposed	2025 Proposed	2026 Proposed
Annual Increase (Percent)	0.00%	1.50%	1.50%	1.50%	1.50%	1.50%
Residential Annual (Flat) Base Charge	\$ 558.96	\$ 567.34	\$ 575.85	\$ 584.49	\$ 593.26	\$ 602.16
Non-Residential Annual Base Charge	\$ 670.14	\$ 680.19	\$ 690.39	\$ 700.75	\$ 711.26	\$ 721.93
Non-Residential Volumetric Rate (per m ³)	\$ 2.05	\$ 2.08	\$ 2.11	\$ 2.14	\$ 2.18	\$ 2.21

Table 8-3: Projected Wastewater Rates and Charges

Category	Wastewater					
	2021 Proposed	2022 Proposed	2023 Proposed	2024 Proposed	2025 Proposed	2026 Proposed
Annual Increase (Percent)	0.00%	1.50%	1.50%	1.50%	1.50%	1.50%
Residential Annual (Flat) Base Charge	\$ 687.48	\$ 697.79	\$ 708.26	\$ 718.88	\$ 729.67	\$ 740.61
Non-Residential Annual Base Charge	\$ 824.16	\$ 836.52	\$ 849.07	\$ 861.81	\$ 874.73	\$ 887.85
Non-Residential Volumetric Rate (per m ³)	\$ 2.52	\$ 2.56	\$ 2.60	\$ 2.64	\$ 2.67	\$ 2.71

ATTACHMENTS

NA

STRATEGIC PLAN 2019 – 2022

Do the report’s recommendations align with our Strategic Areas of Focus?

- Yes No N/A

Which priority does this report support?

- Modernization and Efficiency Partnerships
 Municipal Infrastructure Alignment and Integration

Prepared By: Adam McNabb, Director of Finance
Matthew Aston, Director of Operations

Recommended By: Michael Givens, Chief Administrative Officer *Michael Givens*



WELLINGTON NORTH

SEMPER PORRO

Staff Report

To: Mayor and Members of Council Meeting of October 25, 2021

From: Looking Ahead Committee (Chief Building Official, Director of Finance, Director of Fire Services, Director of Legislative Services, Director of Operations, HR Manager) & Michael Givens, CAO

Subject: CAO 2021-007 Municipal Modernization & Efficiency Project(s)

RECOMMENDATION

THAT Council of the Township of Wellington North receive Report CAO 2021-007 being a report on the Municipal Modernization Project(s);

AND FURTHER THAT Council of the Township of Wellington North endorse utilizing Municipal Modernization Funds to proceed with all identified projects-

- by-law, property standards enforcement-shared service arrangement;
- fibre install Kenilworth;
- hybrid vehicles + charging station in Kenilworth;
- key fobs for entry;
- maintenance manager software, work order system software-Citywide;
- MF sports complex-greeting/welcome centre, workstation(s);
- radio/dashcam-operations fleet;
- records management software;
- security cameras at township facilities;
- service delivery review.

PREVIOUS PERTINENT REPORTS/BY-LAWS/RESOLUTIONS

HR 2021-003 Recommendations of the Township's Looking Ahead Committee
 DFC 2021-004 Fire Service Modernization
 HR 2021-001 Website Refresh
 CAO 2020-006 Council Strategic Priorities 2019-2022 Update 2
 CAO 2019-005 Council Strategic Priorities – Update 1
 CAO 2019-001 Provincial Modernization, Efficiency Grant

[Wellington North Community Growth Plan-Final Report \(February 2018\)](#)

BACKGROUND

Provincial Modernization, Efficiency Grant

In March of 2019 the Minister of Municipal Affairs and Housing, the Honourable Steve Clark sent letters to the heads of 405 municipalities advising of a one-time distribution of funds (\$200M) to assist, “small and rural municipalities’ efforts to become more efficient and reduce expenditure growth in the longer term.” The Township of Wellington North received \$618,175.

Wellington North remains committed to utilizing the balance of the funds to either implement opportunities identified in the Service Review Report “Top 20 in ’20 Opportunities” or local projects identified by Township staff that promote modern, efficient service delivery through the use of technology, partnerships, shared services arrangements or other best practices.

The Looking Ahead Committee has identified the below list of projects to allocate the balance of the Modernization, Efficiency Grant. Based on recent correspondence from the Ministry of Municipal Affairs and Housing (MMAH), if there are future iterations of Modernization, Efficiency grants the 2019 unconditional funding must be spent or allocated in an upcoming municipal budget, or through a separate report to council. It is staff’s intent for this report to meet this requirement.

PROJECT	PROPOSED TIMELINE	initial project costs eligible for funding	annual operating costs	notes
by-law, property standards enforcement-shared service arrangement	2022	\$ 5,000.00	negotiate/hr, fee for service	pilot project-eligible costs associated with establishing the agreement and increase level of service & how to report issues
fibre install-Kenilworth	2021	\$ 4,000.00	\$ 1,000.00	increase service level, redundancy, emergency management

hybrid vehicles + charging station in Kenilworth	2022-2023	\$ 100,000.00	anticipate operating costs will be less than current	long term commitment, start moving pick-up fleet to electric
key fobs for entry	2022	\$ 12,000.00	n/a	increase control for accessing facilities
maintenance manager software, work order system software	2022-2023	\$ 83,000.00	\$14,500 annual license fee, support and maintenance	council endorsed personnel need tools to implement & get value out of Asset Management Plan
MF sports complex-greeting/welcome centre, workstation(s)	2021-2022	\$ 75,000.00	n/a	enhance use of space, move staff. Consider ways to enhance space for user groups
radio/dashcam-operations fleet	2022	\$ 10,000.00	\$ 1,000.00	liability
records management software	2023-2024	\$ 30,000.00	\$1000-2000 annual license fee	leap forward from Excel, requires corporate wide buy in
security cameras at township facilities	2022-2023	\$ 4,000.00	n/a	increase safety and security at facilities.

service delivery review	2023	\$ 83,780.00	n/a	consultation services are required for the provision of professional and impartial insight to assess alternative service delivery methods, possible changes to the level of service, organizational structure and determine opportunities to be more efficient and effective in the sustainable delivery of municipal services
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FINANCIAL CONSIDERATIONS

The Township of Wellington North received \$618,175 through the Provinces Modernization, Efficiency Grant.

Modernization Fund Reconciliation:					
					* funds held in Capital Infrastructure Reinvestment Reserve Fund
Receipt of Funds - Mar. 29, 2019	618,175.00				
Allocation to County for Service Delivery Review	(14,806.09)				
Allocation to Docusign Licensing Costs	(4,388.40)				
Allocation to Asset management initiatives (2021)	(15,000.00)				
Allocation to IT initiatives (2021)	(77,700.00)				
Current Balance held in Capital Infrastructure Reinvestment Reserve Fund	506,280.51				
2021 In-year additions:					
Fire - Modernization Proposal (Year 1 costs only)	(24,000.00)				
Downtown Wi-Fi (MF)	(5,000.00)				
Website redesign - estimate based on prelim SOW	(58,500.00)				
Kenilworth Mailroom enhancements & Mailing Machine	(12,000.00)				(Budget figure - Actuals to date are just north of \$9K)
Current estimated balance	406,780.51				

ATTACHMENTS

n/a

STRATEGIC PLAN 2019 – 2022

Do the report's recommendations align with our Strategic Areas of Focus?

Yes

No

N/A

Which priority does this report support?

Modernization and Efficiency

Partnerships

Municipal Infrastructure

Alignment and Integration

The above recommendations are reflective of the Townships commitment to ensure efficiency will modernizing our service delivery methods to better serve our growing community and provide the best integrated tools for our workforce. Where we invest money shows what we value, what we think is important to the organization.

Prepared By: Looking Ahead Committee & Michael Givens, CAO

Recommended By: Michael Givens, Chief Administrative Officer *Michael Givens*



October 13, 2021

FOR IMMEDIATE RELEASE**Local Drinking Water Source Protection Plan Public Consultation (October 13 to November 19, 2021)**

Owen Sound, ON – Proposed amendments to the approved Source Protection Plan and Assessment Reports for the Saugeen, Grey Sauble, Northern Bruce Peninsula Source Protection Region are now available for review and comment. The draft amendments include new/amended Wellhead Protection Areas for Blairs Grove Well 3 in the Township of Huron-Kinloss, Durham Well 2A in the Municipality of West Grey and Dundalk Well D5 in the Township of Southgate. There is also a new East Linton Events-based Area for large fuel storage in the Township of Georgian Bluffs. Furthermore, changes to salt application and storage threat policies will result in changes that apply to higher risk areas where salt/risk management plans will be required. These updates under Section 36 of the *Clean Water Act (2006)* can be found on the home.waterprotection.ca website on the Source Protection Plan page – Consultation 2021 Directory.

The Source Protection Committee will consider any comments received and make revisions as necessary.

Due to Covid-19 restrictions there won't be any public meetings, however staff are planning to deliver an information Webinar on Wednesday November 10th, 2021 followed by a Q&A session to allow for individual comments to be discussed. Details for this session will be posted on our website and social media platforms.

Comments on the proposed amendments to the Source Protection Plan can be submitted in writing, by **November 19, 2021 at 4:30 p.m.**, to:

Drinking Water Source Protection
Attn: Project Manager, Source Protection Plan Section 36 Comments
237897 Inglis Falls Road, RR#4
Owen Sound, ON N4K 5N6
mail@waterprotection.ca

Drinking Water Source Protection is a program governed by legislation and regulations of the *Clean Water Act, 2006*. The Source Protection Plan is a science-based document that was developed locally and written for this Source Protection Region. The Source Protection Plan was approved by the Minister of the Environment and Climate Change on October 16, 2015. Policies in the plan became effective on July 1, 2016.

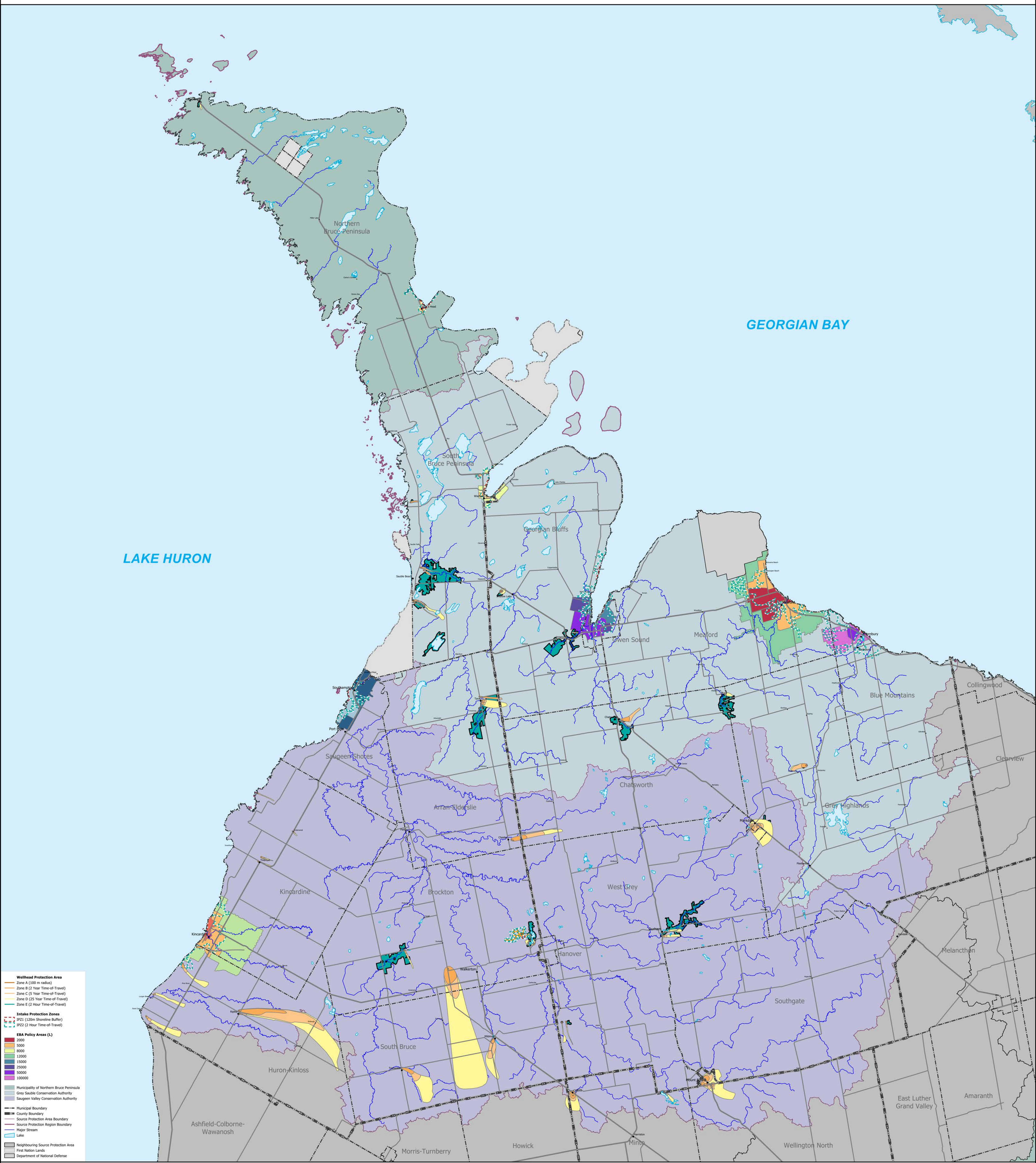
-30-

FOR MORE INFORMATION CONTACT:

Bill Twaddle, Chair, mail@waterprotection.caCarl Seider, Project Manager, c.seider@waterprotection.ca or 519-470-3000 x201

Wellhead Protection Areas and Intake Protection Zones

Saugeen, Grey Sauble, Northern Bruce Peninsula Source Protection Region



LAKE HURON

GEORGIAN BAY

1: 175,000
0 25 km

Projection: UTM NAD 83 Zone 17

January 7, 2019



Base mapping produced under license with the Ontario Ministry of Natural Resources © Queen's Printer for Ontario, 2019. Intake Protection Zones delineated by Stantec and Drinking Water Source Protection staff. Wellhead Protection Areas delineated by Conestoga-Rovers & Associates, Genivar, Waterloo Numerical Modelling Corp., Waterloo Hydrogeologic, Inc. (Schlumberger Water Services) and Golder Associates.

Disclaimer: This map has been compiled from various sources and is intended for illustrative purposes only. It should not be used as a precise indicator of routes nor as a guide to navigation.



The Royal Canadian Legion

Fred Campbell V.C. Branch #134
140 King Street West
Mount Forest, Ontario
N0G 2L0
(519) 323-1570

October 14, 2021

Mayor Andy Lennox,
Township Of Wellington North
Kenilworth On. N0G 2E0

Dear Mayor Lennox,

On Behalf of The Royal Canadian Legion BR.134, Mount Forest we are requesting permission to distribute poppies in the above noted town within your jurisdiction. It will begin on Friday October 29, 2021 and end on Thursday November 11, 2021.

It is requested that a proclamation be made declaring "November 11th 2021 as Remembrance Day". We will be having a modified Remembrance Day service at the Cenotaph. There will be no parade from the Legion to the Cenotaph this year.

We will be following Covid 19 protocols.

We look forward to receiving your reply at your earliest convenience.

Respectfully submitted;

Comrade Ken Thompson
Poppy Chairman
Royal Canadian Legion
Br. #134 Mount Forest Ontario
Branch 519-323-1570
Rclmtforest134@wightman.ca
Or
Personal contact information; mseop26@hotmail.com / 519-323-9074

**THE CORPORATION OF THE
TOWNSHIP OF WELLINGTON NORTH**

BY-LAW NUMBER 101-21

**BEING A BY-LAW TO CONFIRM THE PROCEEDINGS OF THE
COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF
WELLINGTON NORTH AT ITS REGULAR MEETING HELD ON
OCTOBER 25, 2021**

WHEREAS Section 5 of the Municipal Act, S.O. 2001 c.25 (hereinafter called "the Act") provides that the powers of a Municipal Corporation shall be exercised by its Council;

AND WHEREAS Section 5(3) of the Act states, a municipal power, including a municipality's capacity, rights, powers and privileges under Section 9, shall be exercised by by-law, unless the municipality is specifically authorized to do otherwise;

NOW THEREFORE the Council of The Corporation of the Township of Wellington North hereby **ENACTS AS FOLLOWS**:

1. The action of the Council of the Corporation of the Township of Wellington North taken at its meeting held on October 25, 2021 in respect of each motion and resolution passed and other action taken by the Council of the Corporation of the Township of Wellington North at its meeting, is hereby adopted and confirmed as if all such proceedings were expressly embodied in this By-law.
2. That the Mayor and the proper officials of the Corporation of the Township of Wellington North are hereby authorized and directed to do all things necessary to give effect to the action of the Council of the Corporation of the Township of Wellington North referred to in the proceeding section hereof.
3. The Mayor and the Clerk are authorized and directed to execute all documents necessary in that behalf and to affix thereto the Seal of the Corporation of the Township of Wellington North.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 25TH DAY OF OCTOBER, 2021.**

ANDREW LENNOX, MAYOR

KARREN WALLACE, CLERK